

23 February 2024
L 240205 PLOT A S73 application DRAFT



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Dear Michael

**Section 73 application for amendments and changes to 23/00707/RES for amendments to the approved development.
PP-12771743**

Savills has been instructed by Oxford North Ventures (hereafter 'the applicant') to prepare and submit a S73 application for a non-material amendment application for changes to Reserved Matters Approval 23/00707/RES granted on the 24 October 2023. The application granted Reserved Matters Approval for scale, layout, landscaping and appearance for the erection of commercial building, erection freestanding service pavilion for storage of associated waste and gas bottle storage and provision of landscaping (Plot A). The changes are detailed in full later in this letter.

The Reserved Matters Approval was granted pursuant to Hybrid Planning Permission 18/02065/OUTFUL granted on the 23 March 2021. The Hybrid Planning Permission granted consent for (as Amended):

- (i) Outline application (with all matters reserved save for "access"), for the erection of up to 87,300 sqm (GIA) of employment space (Use Class B1), up to 550 sqm (GIA) of community space (Use Class D1), up to 2,500 sqm (GIA) of Use Classes A1, A2, A3, A4 and A5 floorspace, up to a 180 bedroom hotel (Use Class C1) and up to 480 residential units (Use Class C3), installation of an energy sharing loop, main vehicle access points from A40 and A44, link road between A40 and A44 through the site, pedestrian and cycle access points and routes, car and cycle parking, open space, landscaping and associated infrastructure works. Works to the A40 and A44 in the vicinity of the site. (*Areas and uses include any elements for which full permission is granted*).
- (ii) Full application for part of Phase 1A comprising 13,026sqm (GIA) of employment space (Use Class B1), installation of an energy sharing loop, access junctions from the A40 and A44 (temporary junction design on A44), construction of a link road between the A40 and A44, landscaping, installation of cycle parking (some temporary for limited period), foul and surface water drainage, pedestrian and cycle links (some temporary for limited period) along with associated infrastructure works. Works to the A40 and A44 in the vicinity of the site. (Amended plans and additional information received 19.06.2019)



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