

Our Ref: B0150/22

17th November 2022

Planning and Strategic Housing
West Oxfordshire District Council
Elmfield
New Yatt Road
Witney
OX28 1PB

Dear Sir/Madam

Land south of Burford Road, Minster Lovell

This letter supports an application for Outline Planning Permission for the development of up to 140 dwellings (Use Class C3) including means of access into the site (not internal roads) and associated highway works, with all other matters (relating to appearance, landscaping, scale and layout) reserved.

The application comprises the following documents:

- Application Form
- Planning Statement – Walsingham Planning
- Affordable Housing Statement – Tetlow King Planning
- Agricultural Land Classification – Kernon Countryside Consultants Limited
- Air Quality Assessment – RSK
- Arboricultural Impact Assessment, Method Statement and Tree Protection Plan – RammSanderson Ecology Ltd
- Built Heritage and Archaeological Assessment – Pegasus Group
- Design & Access Statement – Edge Urban Design
- Ecological Impact Assessment – RammSanderson Ecology Ltd
- Flood Risk Assessment – RSK Land and Development Engineering Ltd



- Preliminary Foul Drainage and Utilities Assessment – RSK Land and Development Engineering Ltd
- Phase I Desk Study Assessment – GRM Development Solutions Ltd
- Noise Assessment Report – RSK Acoustics
- Statement of Community Involvement – Catesby Estates
- Landscape and Visual Appraisal – EDP Ltd
- Sustainability Statement – Turley Sustainability
- Transport Assessment – DTA Transportation
- Framework Travel Plan - DTA Transportation
- Lighting Impact Assessment - RSK
- Drawings:
 - I6a – Site Location Plan
 - P02 Rev E - Framework Plan
 - P03 Rev D – Illustrative Masterplan
 - 23178-02-2 Rev A Proposed Footway
 - 23178-02-1 Rev A Proposed Site Access

The fee for the submission has been paid online.

We look forward to receiving confirmation that this application has been validated and to a timely and positive determination.

If you have any queries or require any further information, please do not hesitate to contact me by telephone or email.

Yours faithfully





Alan Dival BA (Hons) MRTPI
Director
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