

Vale of White Horse District Council

Abbey House
Abbey Close
Abingdon
OX14 3JE

Appendix 5

**Milton Park LDO 2022**

**Pre-development notification form**

By submitting this form you are requesting that the Vale of White Horse District Council confirm whether the works you are proposing would constitute development permitted by the Milton Park Local Development Order (LDO).

In assessing this form and the plans provided, the Council will only consider whether your proposal is of a type and form which constitutes development permitted by the LDO and any response by the Council to any such submission should be construed strictly and only for this purpose. Please note that all development will additionally be subject to the additional legal requirements in relation to the need for Building Regulation consent and other relevant legislative requirements that are not covered by the LDO.

Please complete this form and return to the Council together with the following information (other than for proposals for minor operational development, which only require items marked \*):

* Site location plan (scale 1:1250 or 1:2500) showing the area of the Development Plot to be developed or redeveloped outlined in red which should include the whole of the proposed curtilage and land required for the laying out of means of access and landscaping\*
* Existing Site Plan including ground levels (A.O.D) (1:500 or 1:200)
* Block plan (1:500 or 1:200)
* Floor plans (1:50 or 1:100)
* Elevations (1:50 or 1:100)
* Compliance Statement explaining how the proposal complies with the parameters of this LDO\*
* Biodiversity Statement, providing an outline strategy covering options for achieving 10% net gain following this sequential approach:
1. Maximising opportunities on the development plot;
2. Identifying opportunities elsewhere within the LDO area, which may include utilising credits for habitat already delivered;
3. Financial contribution to other off-site biodiversity scheme which will have the effect of achieving 10% net gain overall in relation to the proposed development whether or not taken in combination with the above sequential priorities.
* A tree survey and impact assessment, and tree protection measures

All measurements should be provided in metric and floor areas specified as gross internal area (GIA).

The ‘pre-notification’ fee (£585.96 for major development proposals and £292 for minor development proposals)[[1]](#footnote-1) must be paid to the Council with your submission.

Paying online

The Council’s secure online payment system is available 24 hours a day. You’ll be taken to a secure website, to enter your credit or debit card details. To make sure the payment goes smoothly, the system checks your account details before completing your payment.

Click here to pay planning applications – IMPORTANT: your reference is the Application Reference (e.g. P16/V1234/LDO)

Please note your application can’t be processed until we receive payment.

You can pay using a debit or credit card for all types of application once they have been submitted and you’ve received an Application Reference by calling the Customer Services Team on 01235 422600.

Other payment methods

BACS: All BACS payments must be clearly labelled with a Planning Application Reference. Please email registration@southandvale.gov.uk confirming a transfer has been made. Failure to do so may result in a delay in validating your application as we will be unable to trace the payment.

Account name: Vale of White Horse DC General A/C

Sort Code: 20-01-25

Account Number: 13960196

The Council will acknowledge receipt of your submission by email (it is therefore essential that an email address is provided). Within 10-working days of receipt of your submission the Council will:

• Confirm in writing (or by email) if development is permitted by the LDO

and, if not, the reasons why it is not permitted

• May ask for further information and a further 10 working days to consider the proposal on receipt of that information

• If the Council considers that it is permitted, identify the conditions of the LDO that apply.

Should the Council fail to respond in writing within 10 days of receipt of your submission, the proposal will be deemed to be permitted.

We prefer electronic submission of documents, hard copies will have to scanned and will display in lower quality. If you submit electronically, we do not require hard copies as well.

The completed form and drawings should be sent by post to:

Head of Planning, Vale of White Horse District Council, Abbey House, Abbey Close, Abingdon. OX14 3JEor by email to

**planning@whitehorsedc.gov.uk**

Tel: 01235 422600

**It must also be copied to** **developer.funding@oxfordshire.gov.uk**

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| --- | --- |
| **Applicant** | **Agent** |
| NameClick or tap here to enter text.AddressClick or tap here to enter text.PostcodeClick or tap here to enter text.Telephone noClick or tap here to enter text.EmailClick or tap here to enter text. | NameClick or tap here to enter text.AddressClick or tap here to enter text.PostcodeClick or tap here to enter text.Telephone noClick or tap here to enter text.EmailClick or tap here to enter text. |
| **Address / location of proposed works:** Click or tap here to enter text. |
| **Description of development or change of use (and Use Classes if known)** Click or tap here to enter text. |
| **Gross Internal Floor Area of development proposed sq m:** Click or tap here to enter text. |
| **Brief statement of why you consider the proposed development to be permitted by the LDO**Click or tap here to enter text. |
| **Proposed materials (type and colour)**RoofClick or tap here to enter text.WallsClick or tap here to enter text.Hard and soft landscapingClick or tap here to enter text. |
| **Details of any demolition required (where applicable) (include the area of floor space in sq m)** Click or tap here to enter text. |
| **Date works will commence on**Click or tap here to enter text. |
| **Total cumulative gross floor area (sq m) occupied at Milton Park at date of notification** Click or tap here to enter text. |
| Declaration I hereby give notice of my intention to carry out the above works. I alsoconfirm my intention that, if it is confirmed that planning permission is not required as provided for by the Milton Park LDO, I shall carry out the proposed work in accordance with the details included on this form and the associated scaled plans. I understand that any variation from these details may require a re-assessment of the situation. NameClick or tap here to enter text.SignatureClick or tap here to enter text.DateClick or tap to enter a date. |

**Attached information**

I attach the following information (items marked with an \* are required for all Pre-development Notifications in accordance with Section 2.1 of the LDO):

[ ] Site Location Plan (scale 1:1250 or 1:2500)\*

[ ] Existing Site Plan, including ground levels (A.O.D) (1:500 or 1:200)

[ ] Block Plan (1:500 or 1:200)

[ ] Floor Plans (1:50 or 1:100)

[ ] Elevations (1:50 or 1:100)

[ ] Compliance Statement explaining how the proposal complies with the

parameters of this LDO\*

[ ] Biodiversity Statement, providing an outline strategy covering options for achieving 10% net gain following this sequential approach ~~o~~f:

* 1. Maximising opportunities on the development plot;
	2. Identifying opportunities elsewhere within the LDO area, which may include utilising credits for habitat already delivered;
	3. Financial contribution to other off-site biodiversity scheme which will have the effect of achieving 10% net gain overall in relation to the proposed development whether or not taken in combination with the above sequential priorities.

 [ ] A tree survey and impact assessment, and tree protection measures

[ ] The appropriate pre-notification fee of £585.96/ £292

[ ] Other information, if applicable (please list):

*Notes:*

***This form must be copied to Oxfordshire County Council:***

***developer.funding@oxfordshire.gov.uk***

***Freedom of Information Act****:*

*Please note with regard to the above legislation, it is possible that this enquiry, together with any response made by this Council, could be made available for public inspection at some future date.*

***Building Regulations:***

*Please contact Vale of White Horse District Council’s Building Control Section concerning any separate consent that may be required under the Building Regulations.*

1. As defined by the Town and Country Planning Act (Development Management Procedure) Order 2015 or its successor in title [↑](#footnote-ref-1)