

OXFORDSHIRE COUNTY COUNCIL

Local Planning Authority

TOWN AND COUNTRY PLANNING ACT 1962
TOWN & COUNTRY PLANNING GENERAL DEVELOPMENT ORDER 1963

To Messrs. Mills, Van Oss, White, Lewis & Nash,
c/o Messrs. E. J. Brooks & Son,
Gloucester House,
Beaumont Street,
Oxford.

Permission for development
subject to conditions

The **Oxfordshire County Council** as Local Planning Authority hereby permit the development described in your application dated the 3rd day of October, 1964 of the land situate at High Street and Farm Close Lane, Wheatley. (Demolition of cottage.
Change of use from house to shops with living accommodation over on
High Street frontage and residential development at rear to link with
Pye's Station Road Estate).
as shown on the plan(s) and drawings accompanying your application

subject to the following conditions:—

1. That the Development be carried out in accordance with a formal application with detailed plans ^{including layout plan} and elevations first submitted to and approved by the County Council, and in accordance with any planning permission granted in respect thereof and in accordance with any conditions which may be imposed in respect of any such permission.
2. That a standing bay for motor vehicles be constructed along the High Street frontage of the land in accordance with the County Council's specification for private street works and in all respects to the satisfaction of the County Council.
3. That adequate provision be made for vehicle parking, ^{and} loading and unloading facilities to serve both immediate and long-term needs in all respects to the satisfaction of the County Council.
4. That the whole of the roads and footpaths which it may be necessary to construct and all surface water drainage works be laid out and constructed in accordance with the County Council's specification for private street works and in all respects to the satisfaction of the County Council.

The reasons for the Council's decision to grant permission for the development subject to compliance with the conditions hereinbefore specified are:—

To secure the proper planning of the locality.

To preserve the amenities of the locality.

To ensure conditions of proper safety and convenience in relation to the public highway.

Dated the 27th *day of* November, 1964.

(SGD.) G. G. LORITA.

County Hall
Oxford

Clerk of the Council

NOTES

(1) IMPORTANT. This permission implies no approval under the byelaws of the Borough or District Council and if necessary application for such approval must be made to the Council of the County District in which the land is situated.

(2) If the Applicant is aggrieved by the decision of the local planning authority to refuse permission or approval for the proposed development, or to grant permission or approval subject to conditions, he may, by notice served on the Minister of Housing and Local Government, Whitehall, London, S.W.1, within one month of receipt of this notice, appeal to the Minister of Housing and Local Government in accordance with Section 23 of the Town and Country Planning Act, 1962. The Minister has power to allow a longer period for the giving of a notice of Appeal and he will exercise his power in cases where he is satisfied that the applicant has deferred the giving of notice because negotiations with the local planning authority in regard to the proposed development are in progress. The Minister is not, however, required to entertain such an appeal if it appears to him that planning permission for the proposed development could not have been granted by the local planning authority, or could not have been so granted otherwise than subject to the conditions imposed by them, having regard to the provisions of subsection (1) of section seventeen, of subsection (1) of section eighteen and of section thirty-eight of the Act, and of the development order and to any directions given under that Order.

(3) If permission to develop land is refused, or granted subject to conditions, whether by the local planning authority or by the Minister of Housing and Local Government, and the owner of the land claims that the land has become incapable of reasonably beneficial use in its existing state and cannot be rendered capable of reasonably beneficial use by the carrying out of any development which has been or would be permitted, he may serve on the Council of the County District in which the land is situated a purchase notice requiring that Council to purchase his interest in the land in accordance with Part VIII of the Town and Country Planning Act, 1962.

(4) In certain circumstances a claim may be made against the local planning authority for compensation, where permission is refused, or granted subject to conditions by the Minister on appeal or on a reference of the application to him. The circumstances in which such compensation is payable are set out in Part VI of the Town and Country Planning Act, 1962.