

Presentations for West Area Planning Committee Tuesday 6 August 2019

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Agenda item number, description and page numbers

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4.	19/01474/FUL: 19 Harley Rd, Oxford, OX2 0HS	43 - 58
5.	Oxford City Council - Jury's Inn (No.1) Tree Preservation Order 2019	59 - 66
6.	19/01298/CT3: 16 Sparsey Place, Oxford, OX2 8NL	67 - 76

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West Area Planning Committee Presentation

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19/00436/FUL

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**Convent of the Incarnation
Fairacres Road
Oxford
OX4 1TB**

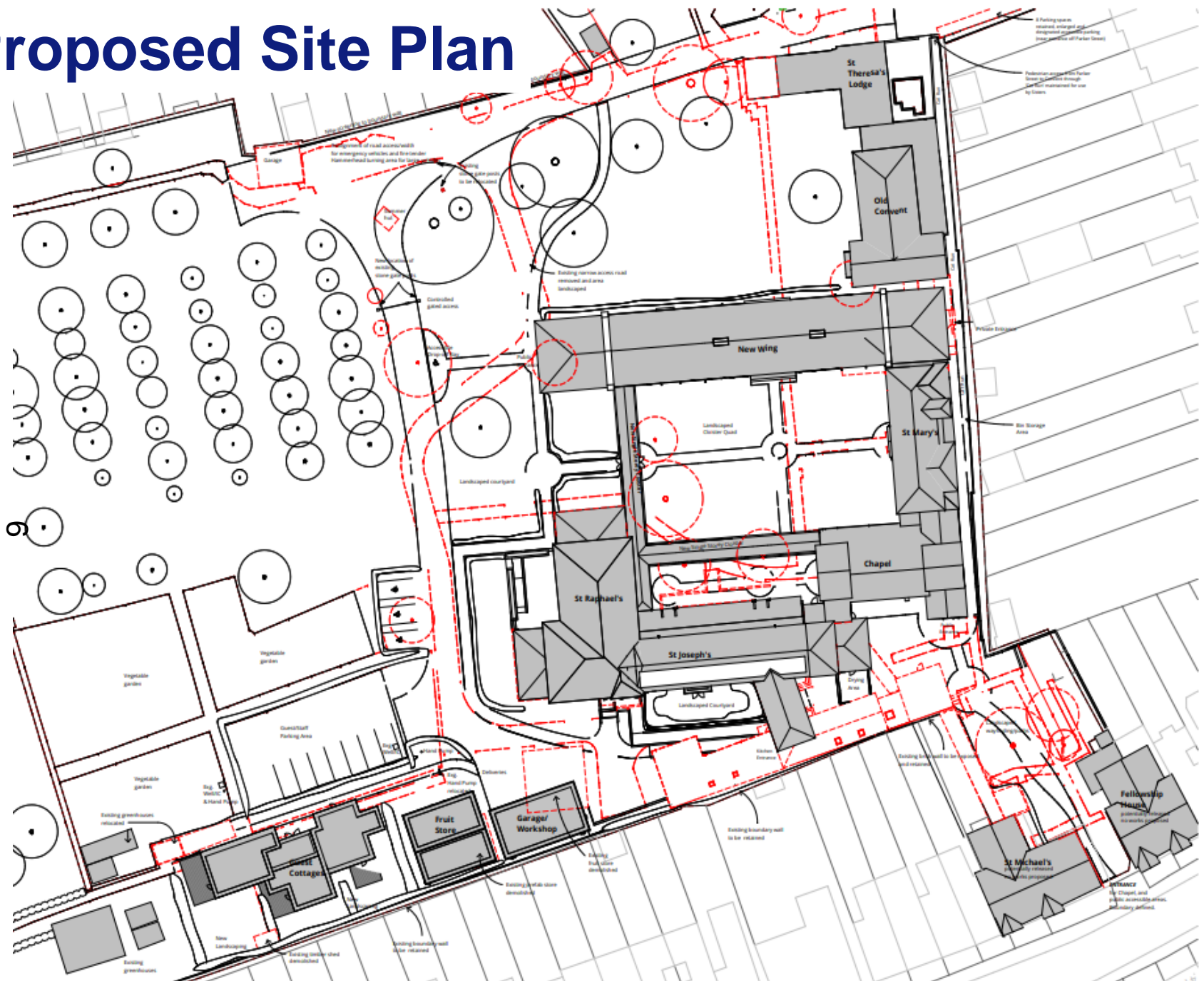


Site Location Plan

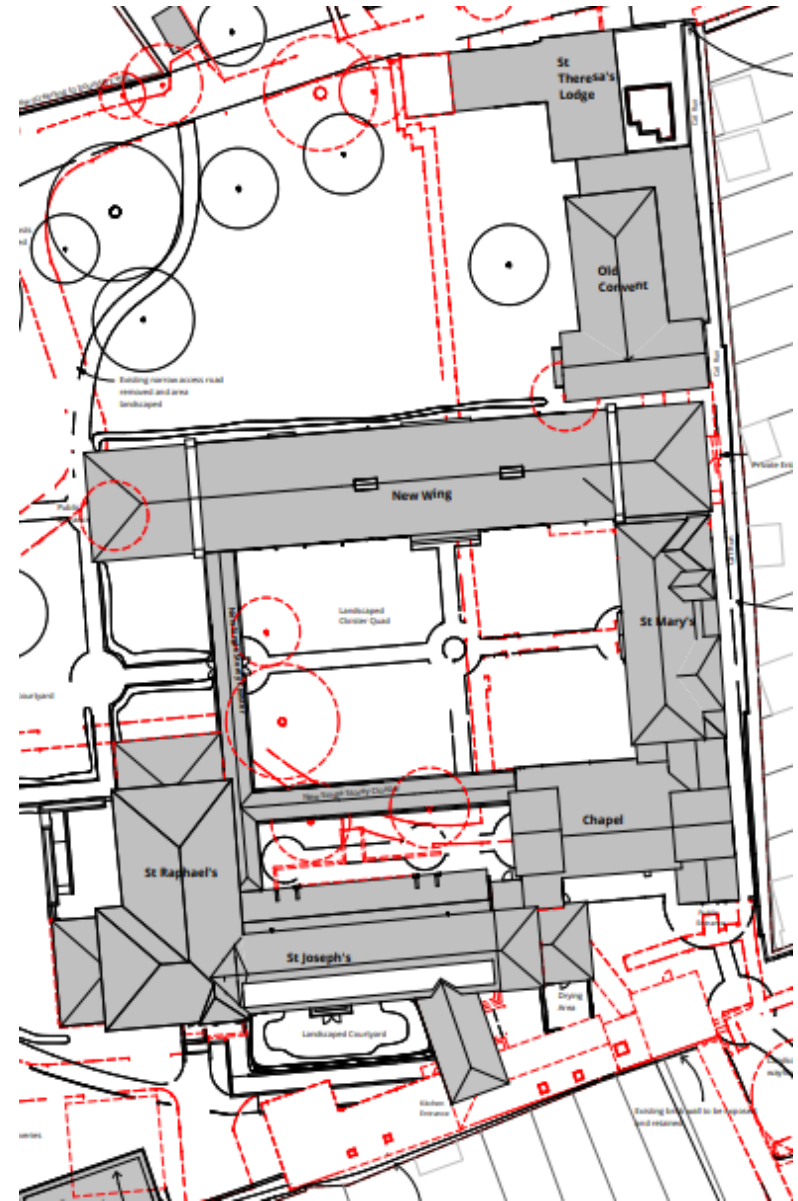
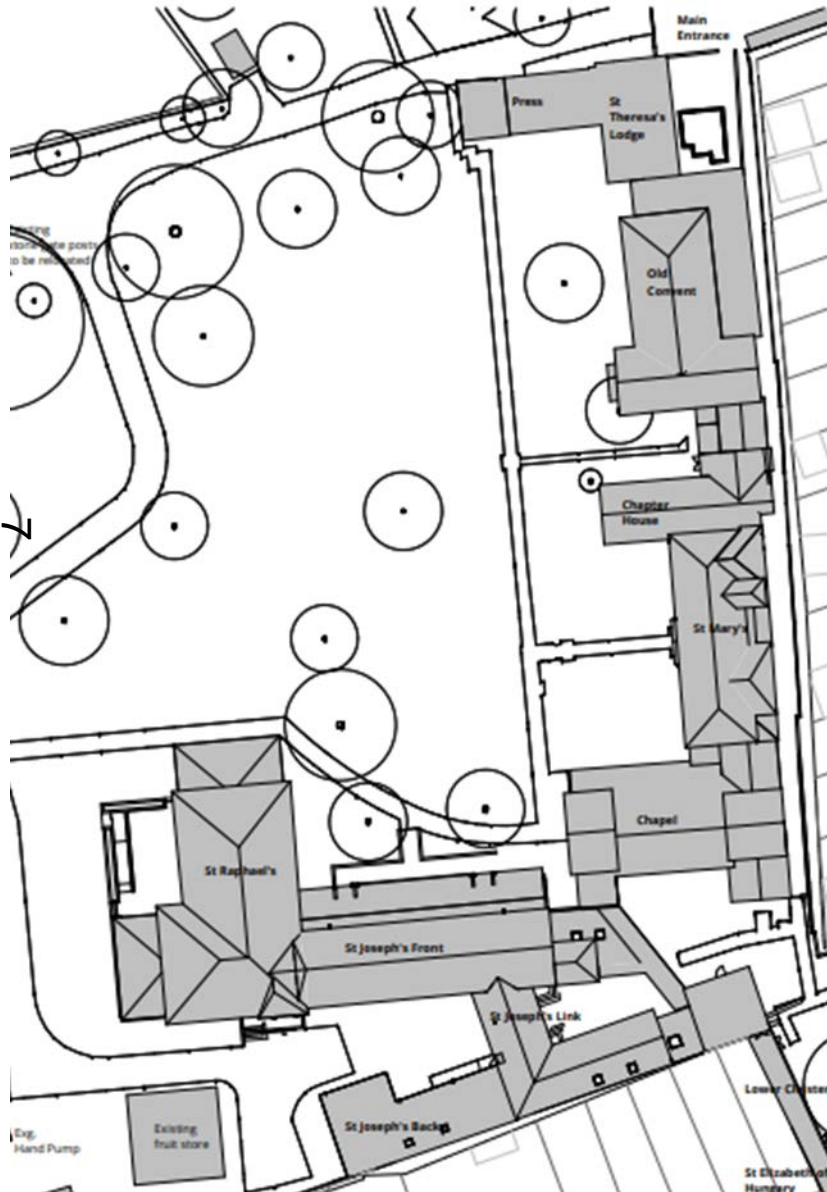


Existing Site Plan

Proposed Site Plan



Site Plans



This site plan illustrates the layout of St Joseph's and St Elizabeth's Hospitals. Key features include:

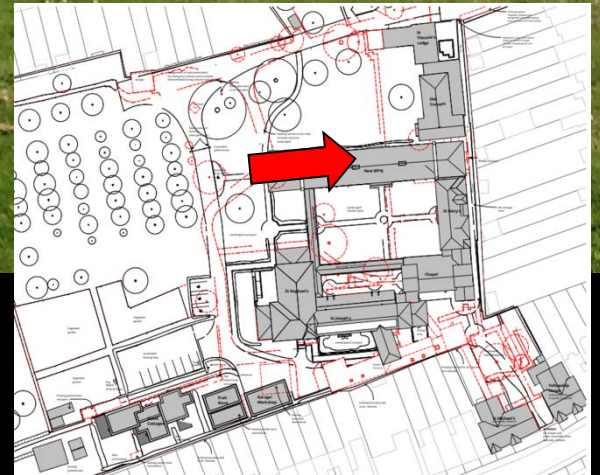
- St Joseph's Front**: The main building at the top center.
- St Joseph's Link**: A connecting structure between the front and back buildings.
- St Joseph's Back**: The rear building of St Joseph's.
- Lower Cluster**: A group of buildings including St Elizabeth's Hungry and St Elizabeth's.
- Fellowship House**: A building located to the right of the Lower Cluster.
- St Elizabeth's**: A building at the bottom right.
- Existing fruit store** and **Existing petrol store**: Small structures located between St Joseph's Back and the Lower Cluster.
- Existing greenhouses**: Two sets of greenhouses, one near the top left and one near the bottom left.
- Existing timber shed**: A small structure near the bottom left greenhouses.
- Exg. Well/VC** and **Exg. Hand Pump**: Existing utility structures.
- Exg. Well/VC & Hand Pump**: A combined utility structure near the top left greenhouses.
- Entrance to Chapel and multi-tenancy above the Fellowship building**: A note indicating proposed developments near the Fellowship House.

[illegible]

Streetscene



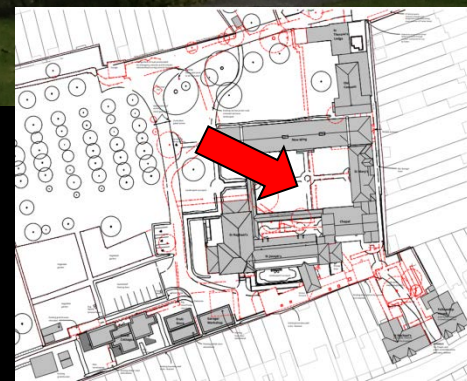
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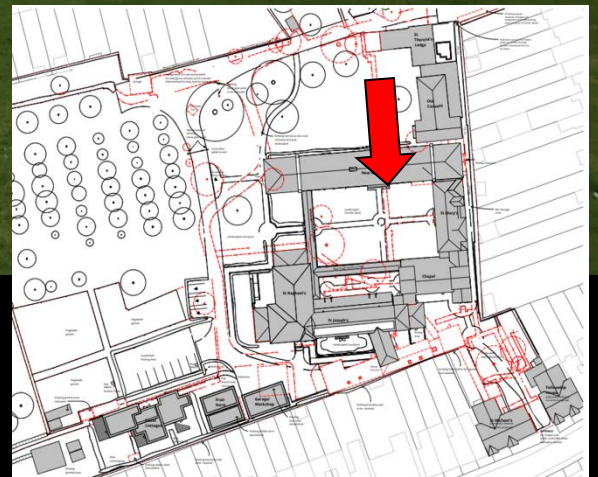


(l-r) The Old Convent, Chapter House and St. Mary's

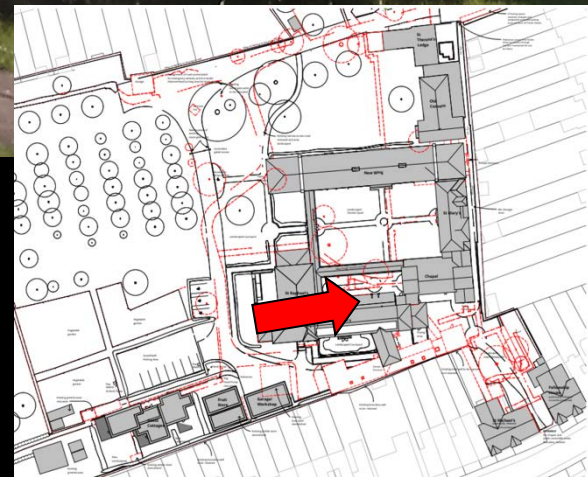


St. Mary's and the Chapel





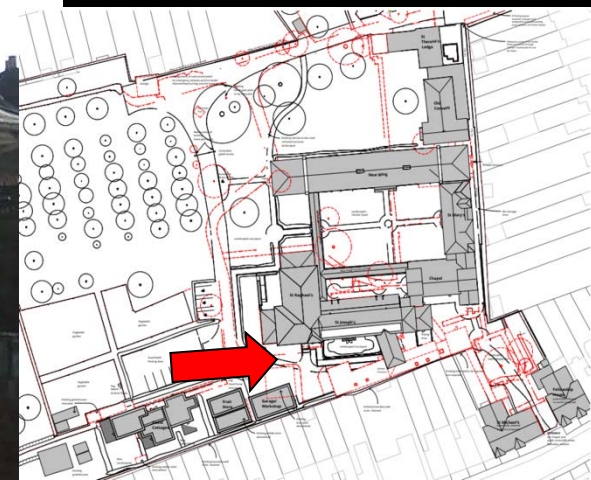
(l-r) Chapel and St. Joseph's



St. Raphael's

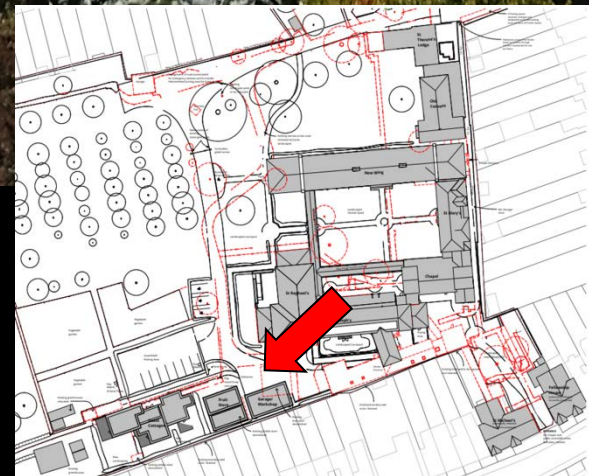


St. Joseph's (rear)



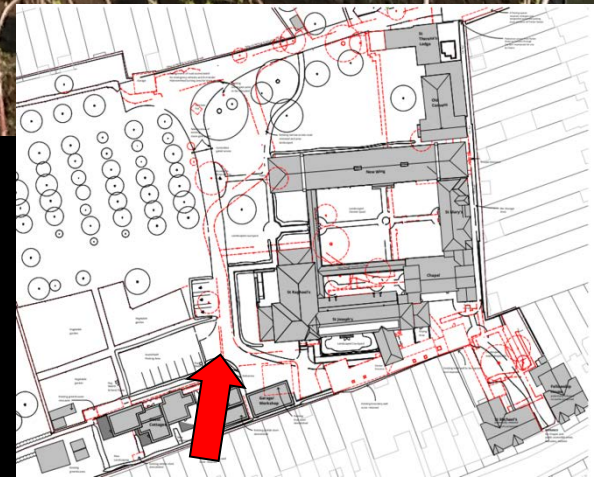


Boundary with Fairacres Road



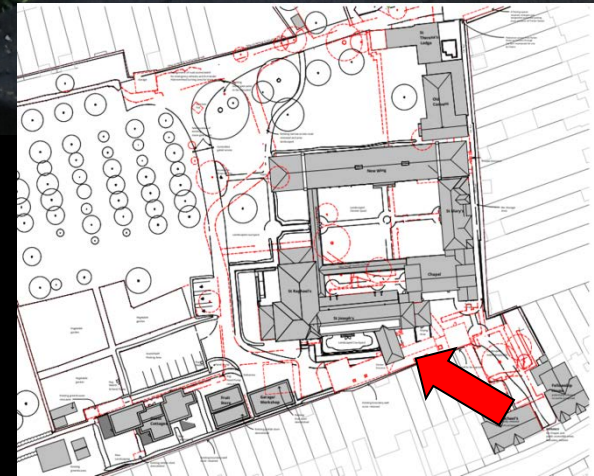


Views towards boundary with Bedford Street



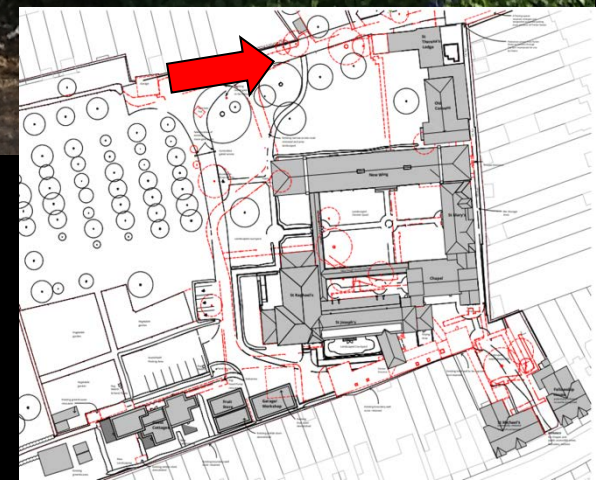


Existing boundary wall between Fairacres Road and St. Joseph's

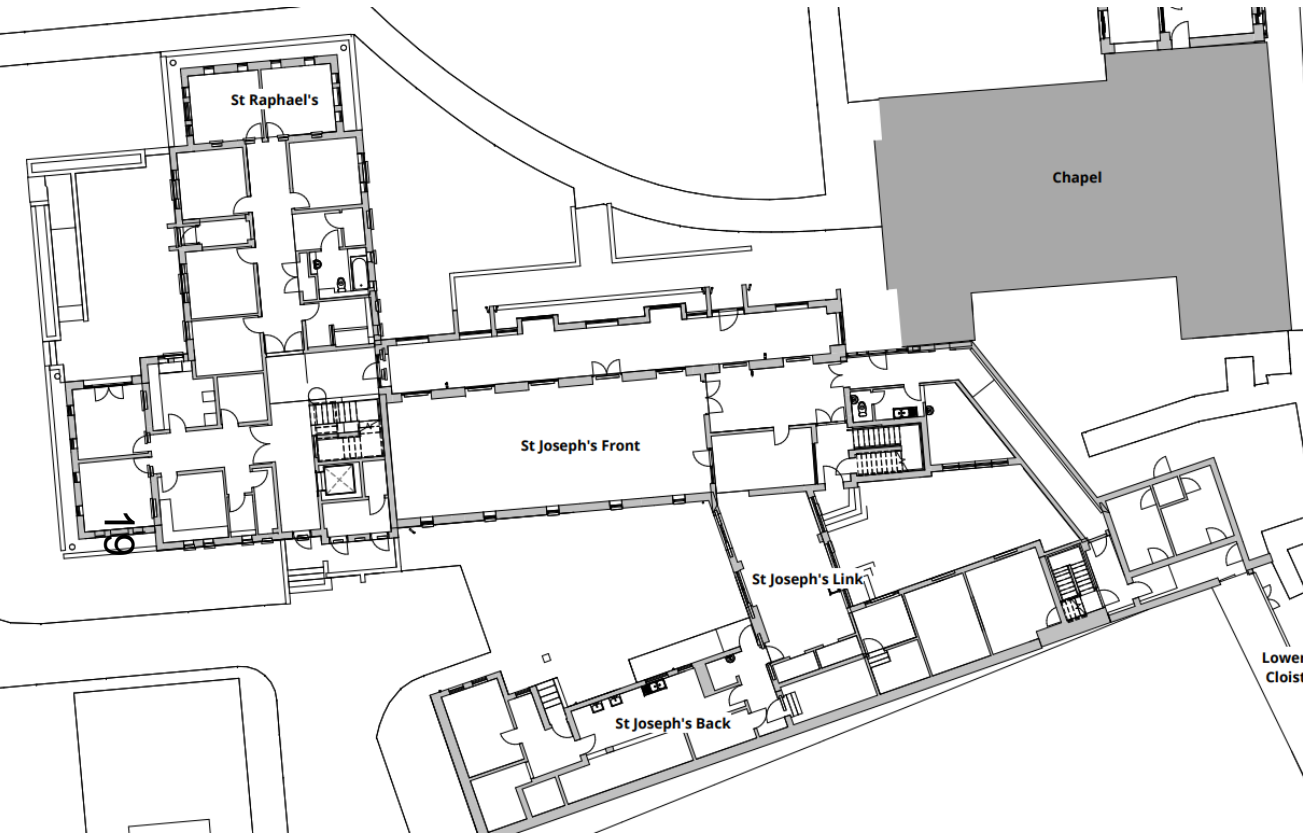




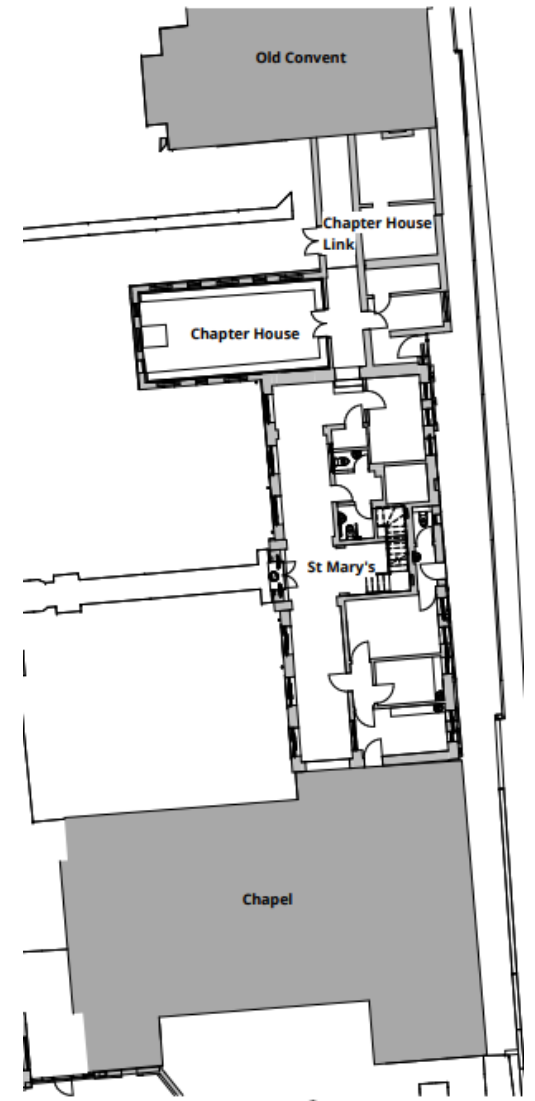
Existing access



Existing Floor Plans – Ground Floor

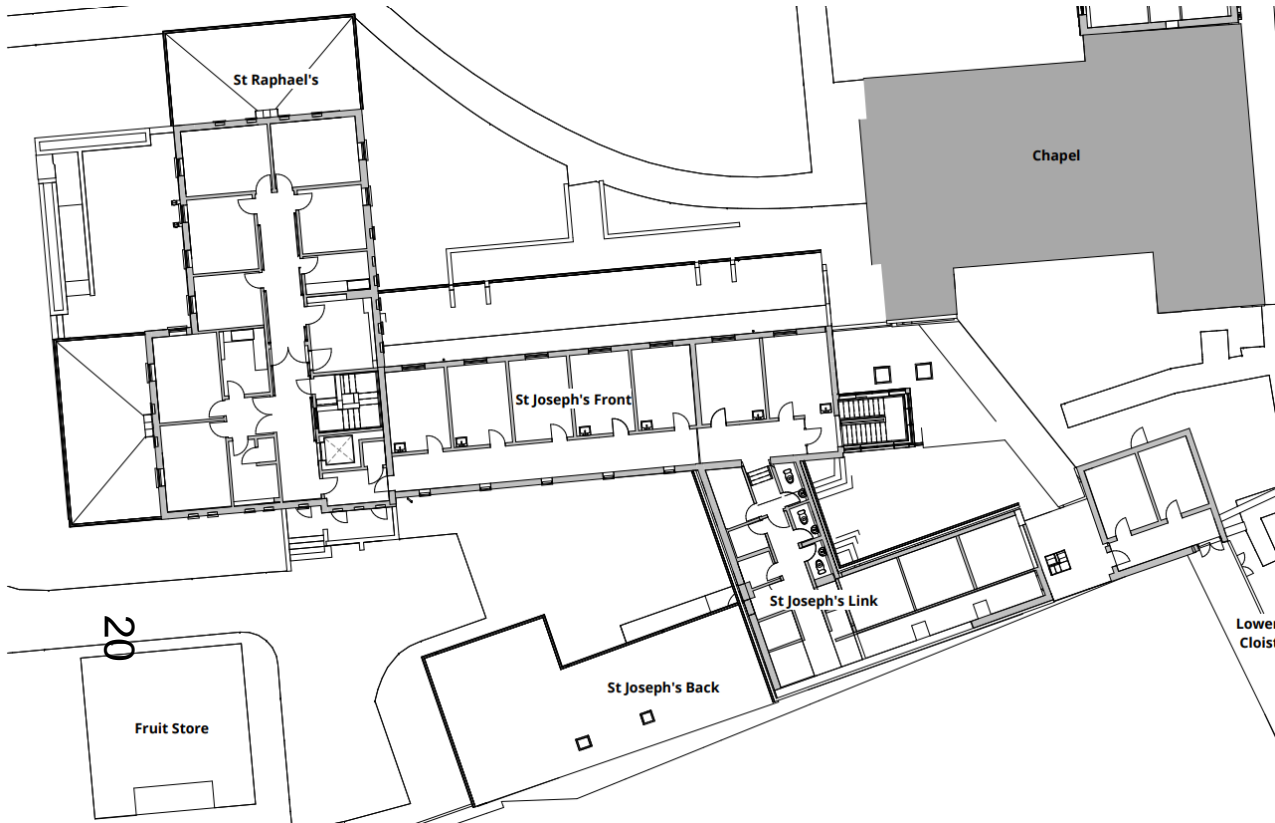


St. Joseph's and St. Raphael's



Chapter House and St. Mary's

Existing Floor Plans – First Floor

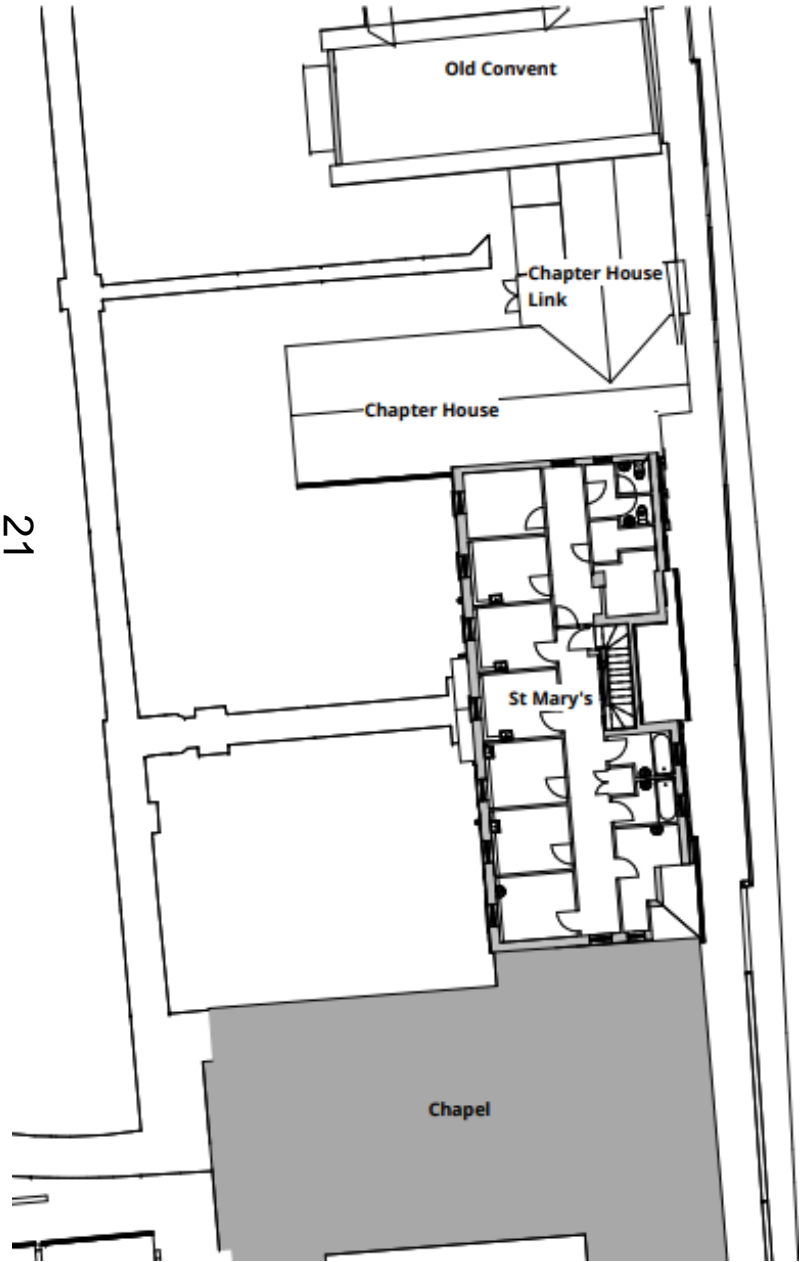


St. Joseph's and St. Raphael's



Chapter House and St. Mary's

Existing Floor Plans – Second Floor



St. Mary's

Existing Elevations – Chapter House



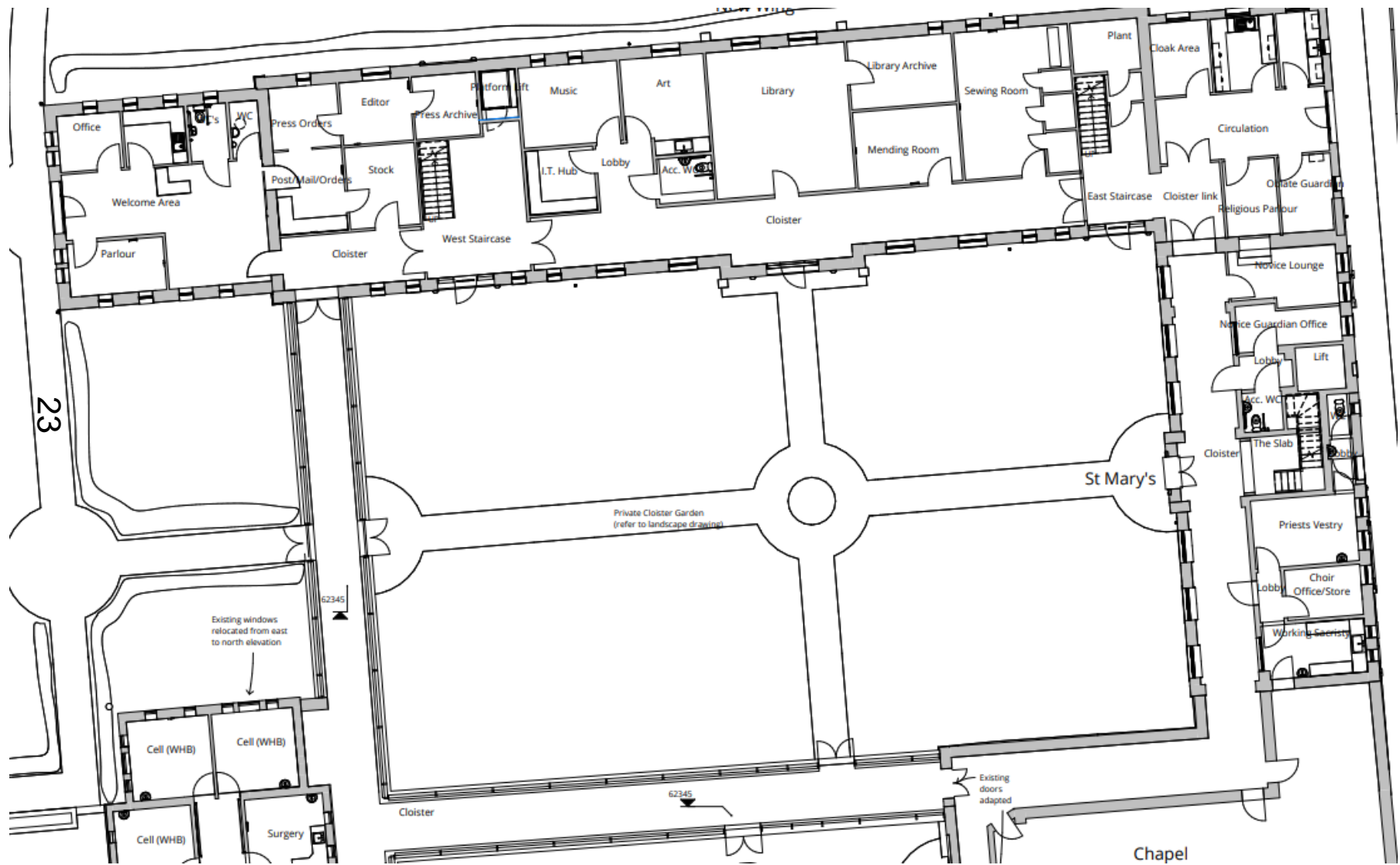
Existing West Elevation - New Wing

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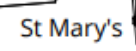
Existing East Elevation - New Wing

Proposed Floor Plans – Ground Floor



New Wing/ St. Mary's

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New Wing/ St. Mary's

Proposed Elevations – New Wing



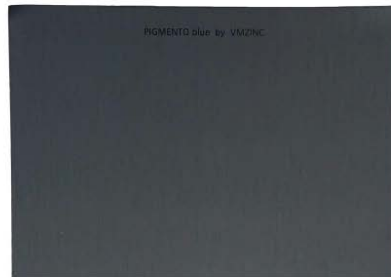
Proposed North Elevation - New Wing

25



Proposed South Elevation - New Wing

Proposed West Elevation - New Wing



W2 - Smooth Render (Colour TBC) - Knauf Marmorit Conni S 1.0mm



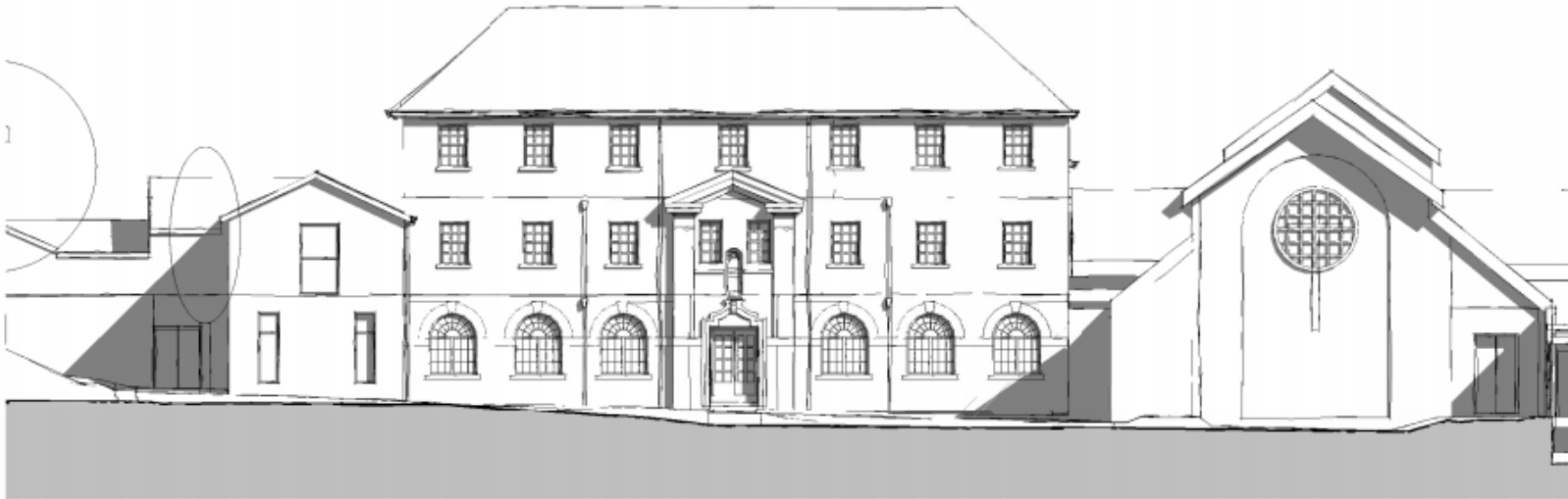
W3/4 - Reconstituted Stone - Vobster Bath Stone Deep Etch



W1 - Rough Textured Render (Colour TBC) - Knauf Marmorit Noblio 1.5mm



Existing Elevations – St Mary's



Existing West Elevation - St Mary's



Existing East Elevation - St Mary's

Proposed Elevations – St. Mary's



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Proposed West Elevation - St Mary's



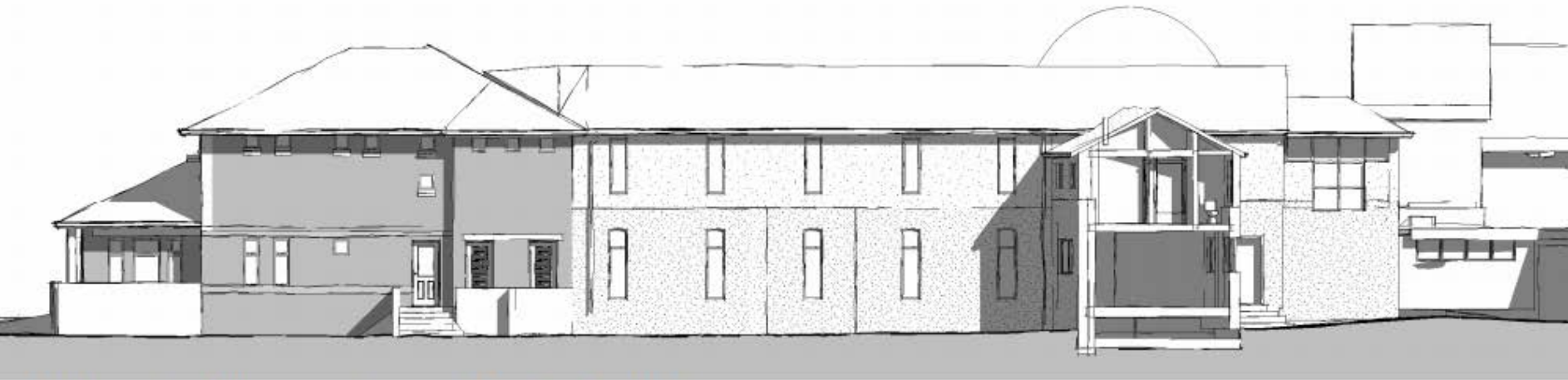
Proposed East Elevation - St Mary's

Existing Elevations – St. Joseph's and St. Raphael's



Existing North Elevation - St Joseph's & St Raphael's

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Existing South Elevation - St Joseph's & St Raphael's

Existing Elevations – St. Joseph's and St. Raphael's



Existing West Elevation - St Joseph's & St Raphael's



Existing East Elevation - St Joseph's & St Raphael's

Proposed Elevations – St. Joseph's and St. Raphael's



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Proposed North Elevation - St Joseph's & St Raphael's



Proposed South Elevation - St Joseph's & St Raphael's

Proposed Elevations – St. Joseph's and St. Raphael's



Proposed West Elevation - St Joseph's & St Raphael's

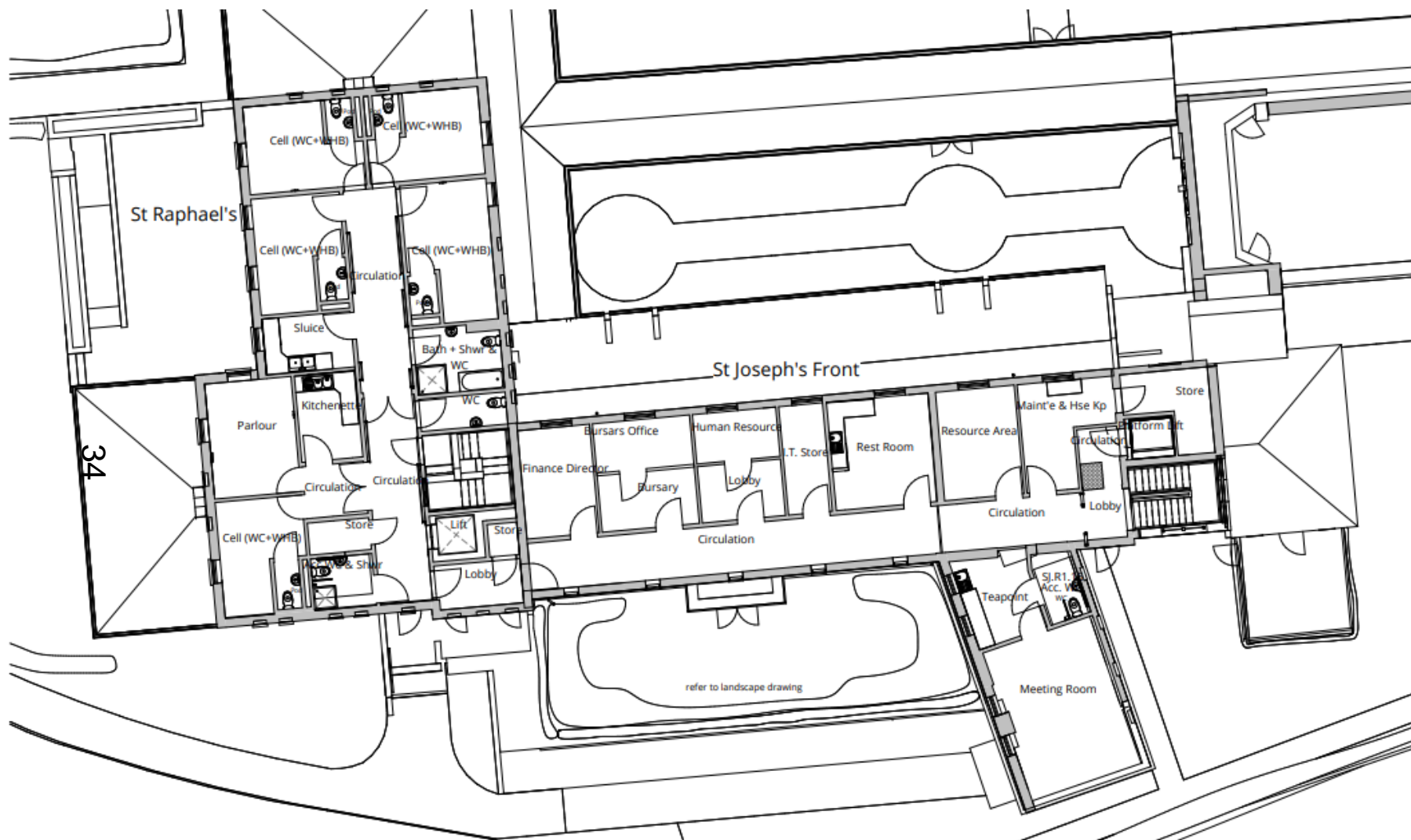


Proposed East Elevation - St Joseph's & St Raphael's

Architectural floor plan of St Raphael's and St Joseph's buildings. The plan shows various rooms including Cells (WHB), Surgery, Circulation, WC, Cpd, Acc. Bath, WC & Shower, Kitchen, Medical store, Common Room, Acc. WC & Shower, Cell (WHB), Cpd, Plant Room, Chapter House, Meeting Room, Refectory, Servery, Circulation, WC, Chair Store, Laundry, Kitchen, and Pantry/Store/Admin. It also features a Private Garden, a level threshold to a private terrace, and a ramped footpath. The plan is labeled 'St Raphael's' and 'St Joseph's Front' and 'St Joseph's Back'.

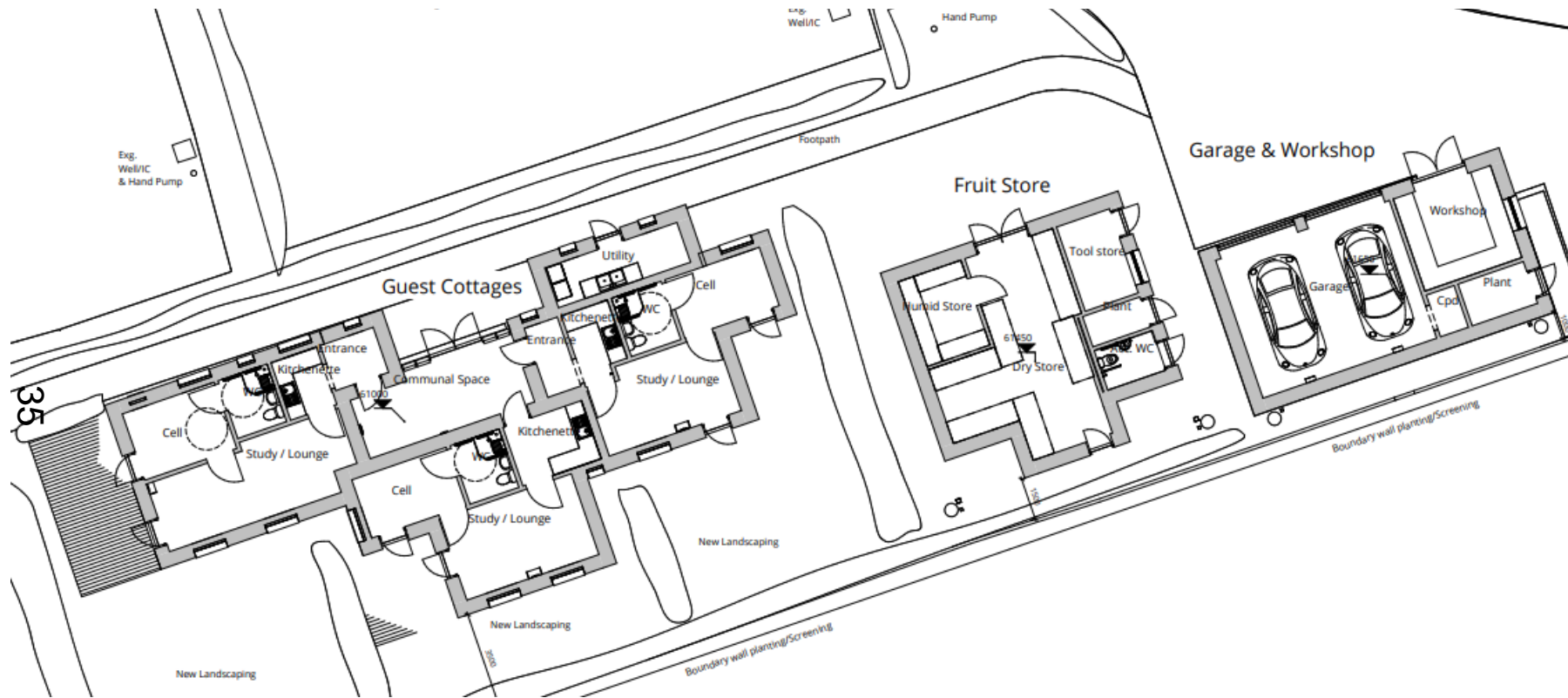
St. Joseph's and St. Raphael's

Proposed Floor Plans – First Floor



St. Joseph's and St. Raphael's

Proposed Floor Plans – Ground Floor



Cottages and Stores

Proposed Elevations - Cottages



Proposed North Elevation - Cottages



Proposed South Elevation - Cottages



Proposed East Elevation - Cottages

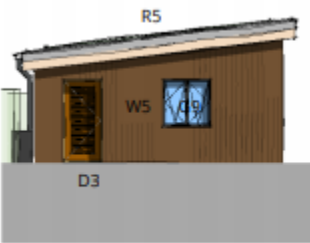


Proposed West Elevation - Cottages

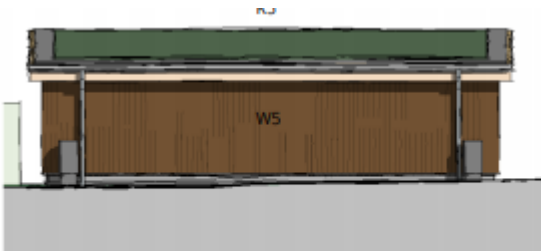
Proposed Elevations – Garage and Stores



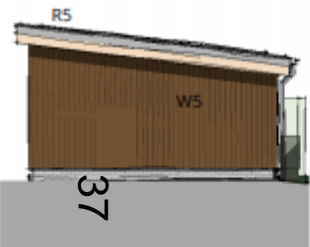
Proposed North Elevation - Garage



Proposed East Elevation - Garage



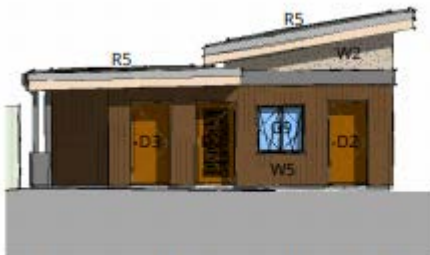
Proposed South Elevation - Garage



Proposed West Elevation - Garage



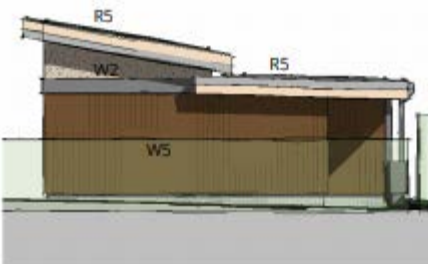
Proposed North Elevation - Store



Proposed East Elevation - Store



Proposed South Elevation - Store



Proposed West Elevation - Store

Proposed Elevations – Cloisters



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Visualisation – Neighbour Impact

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Visualisation – New Wing



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Visualisation – New Wing

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19/01474/FUL

**19 Harley Road
Oxford
OX2 0HS**

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Site location plan



View of Front Elevation



View of Rear Elevation



View of the Rear of No. 17 (1)



View of the Rear of No. 17 (2)



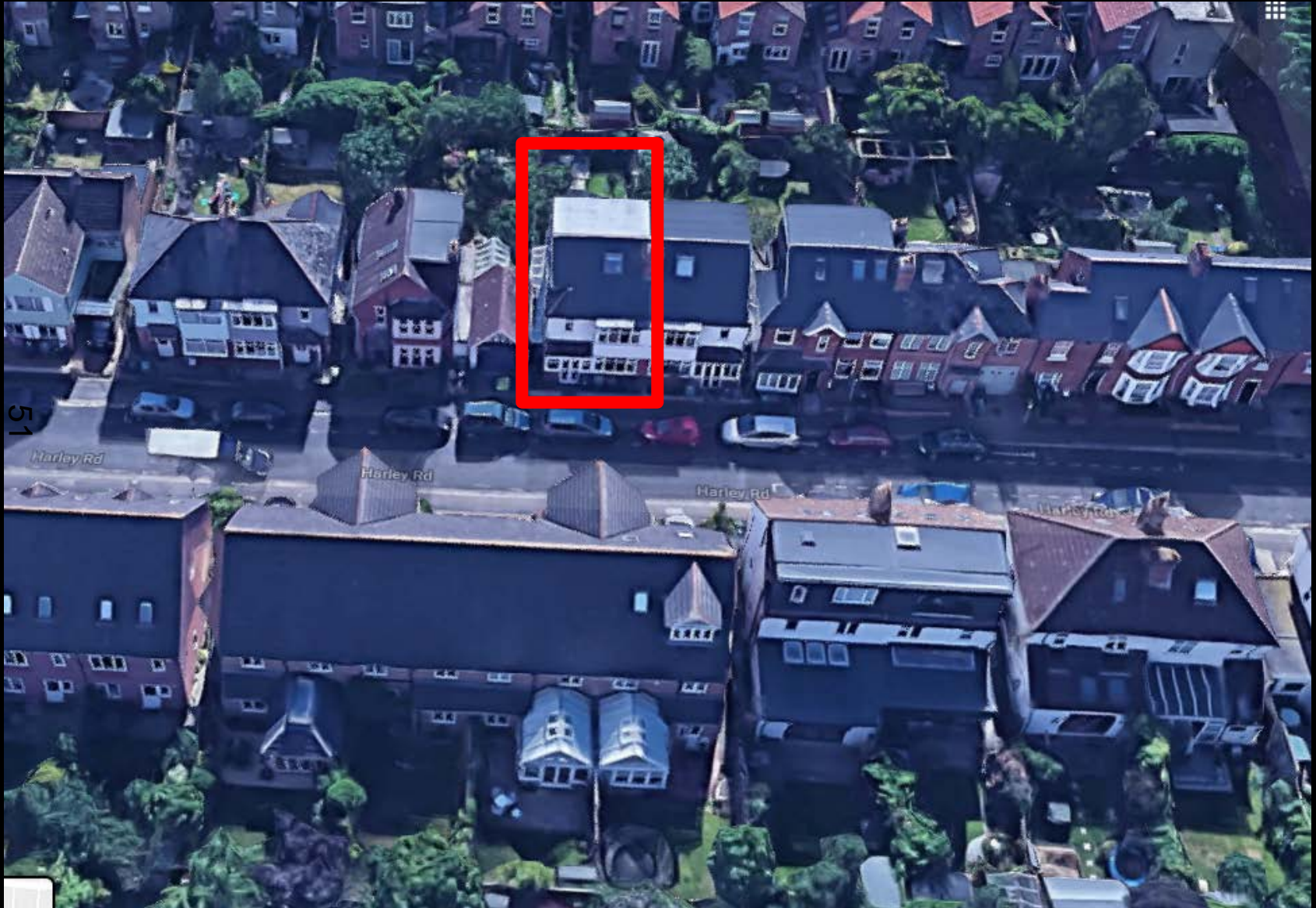
Views of the Rear of No. 21



View to the Rear - Towards Oatlands Road



Streetscene (1)– Application site edged in red

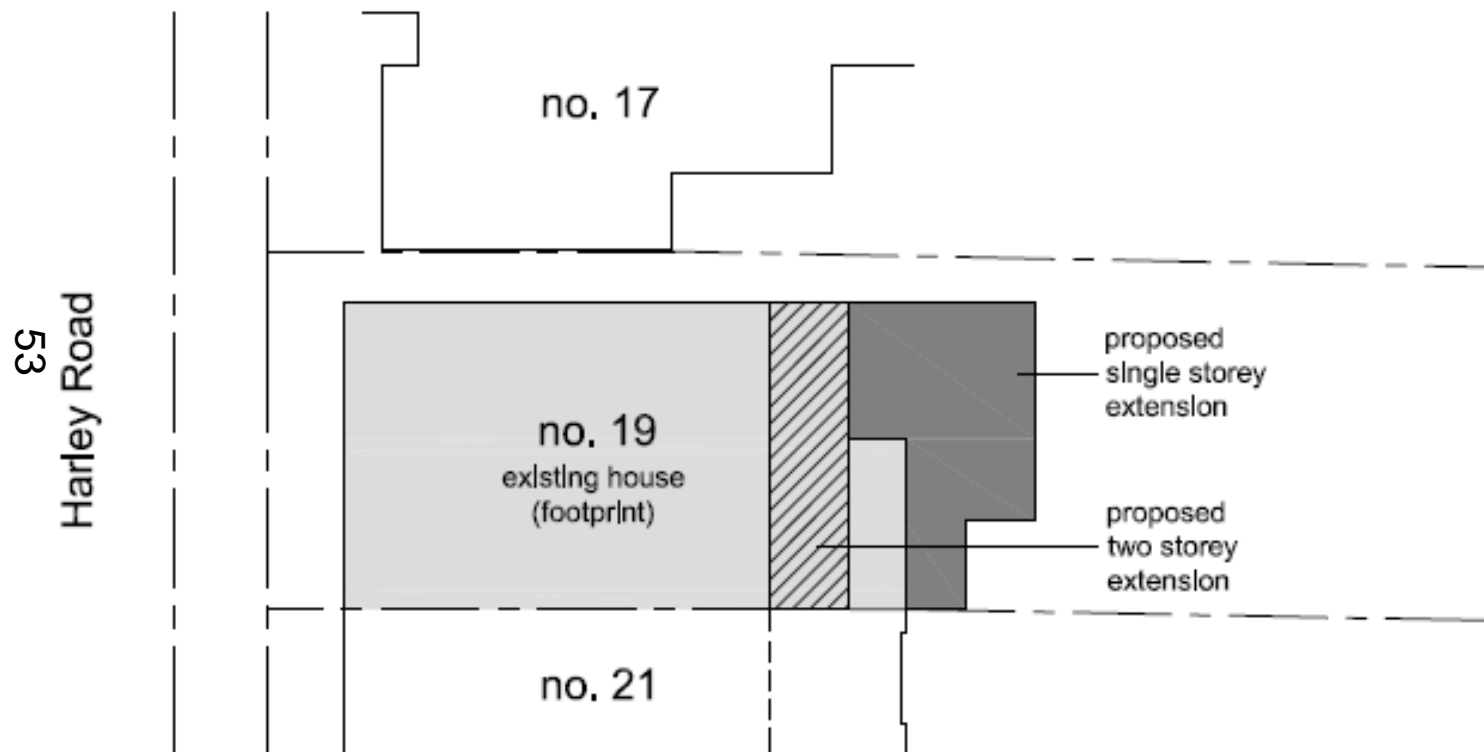


Credit: Google
Maps

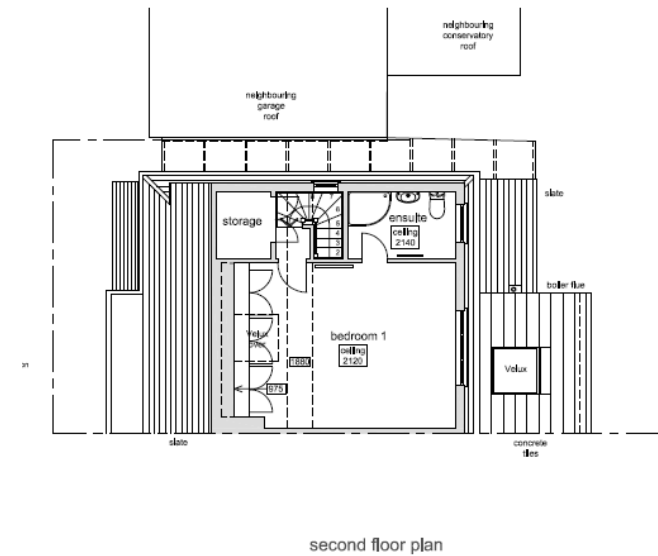
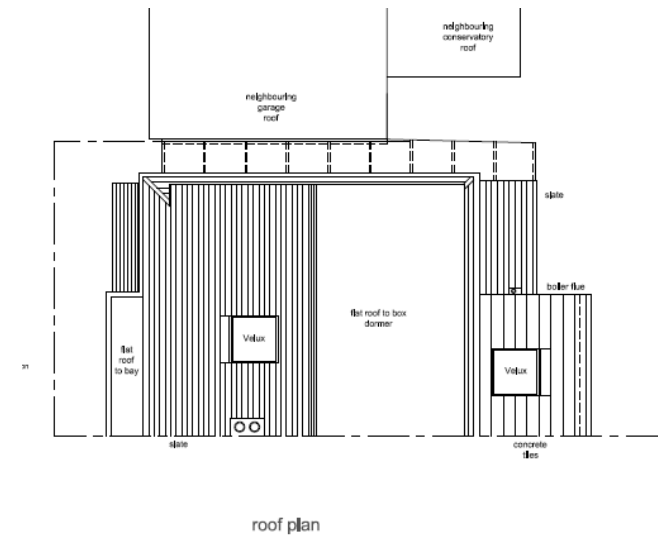
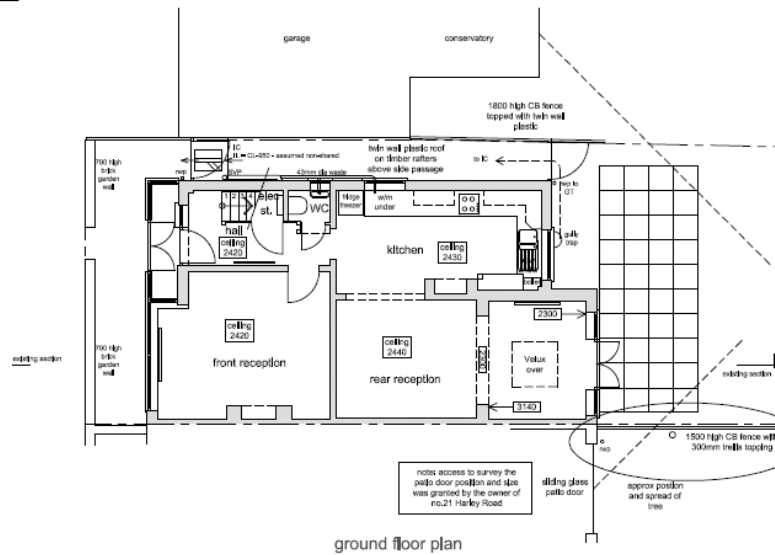
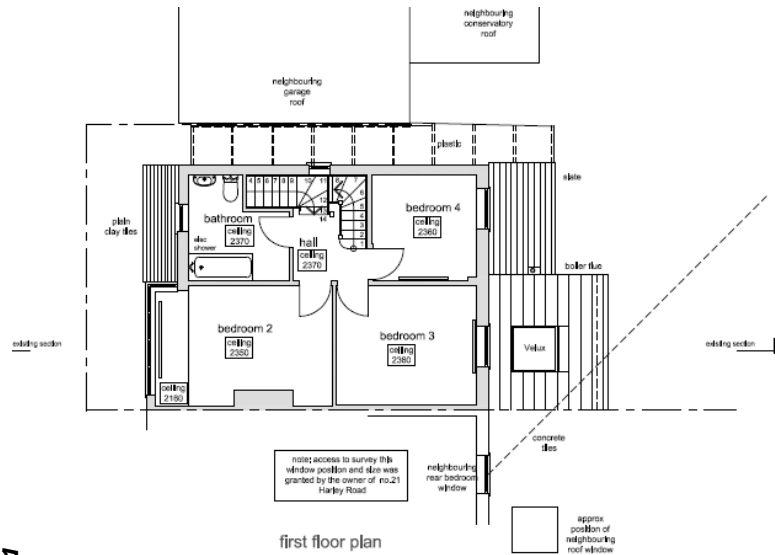
Streetscene (2) – Application site edged in red



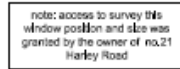
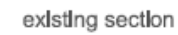
Site Plan



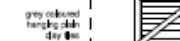
54



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note: access to survey the patio door position and size was granted by the owner of no.21 Harley Road



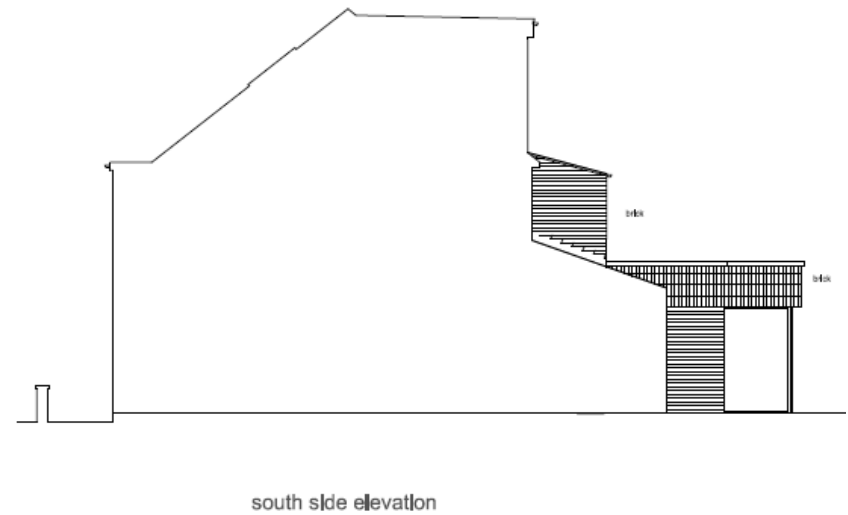
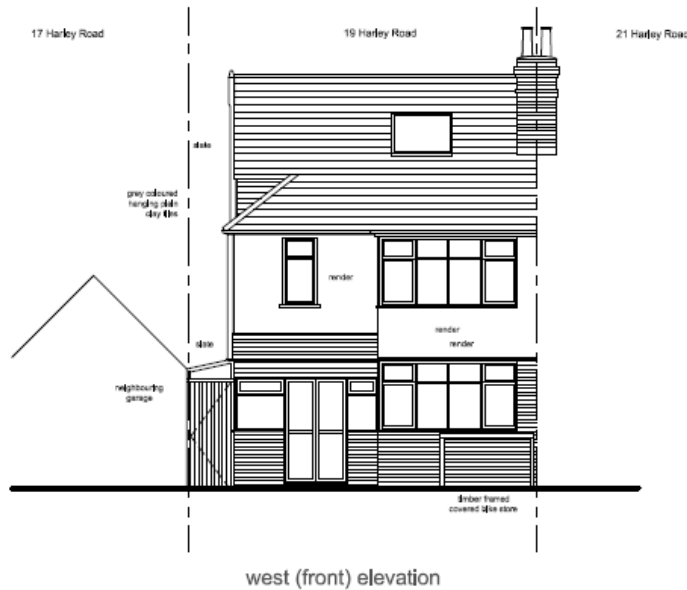
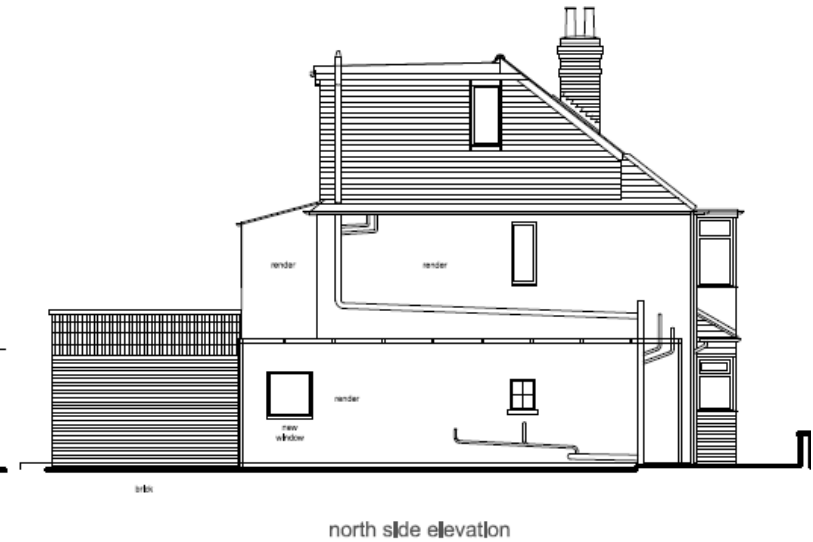
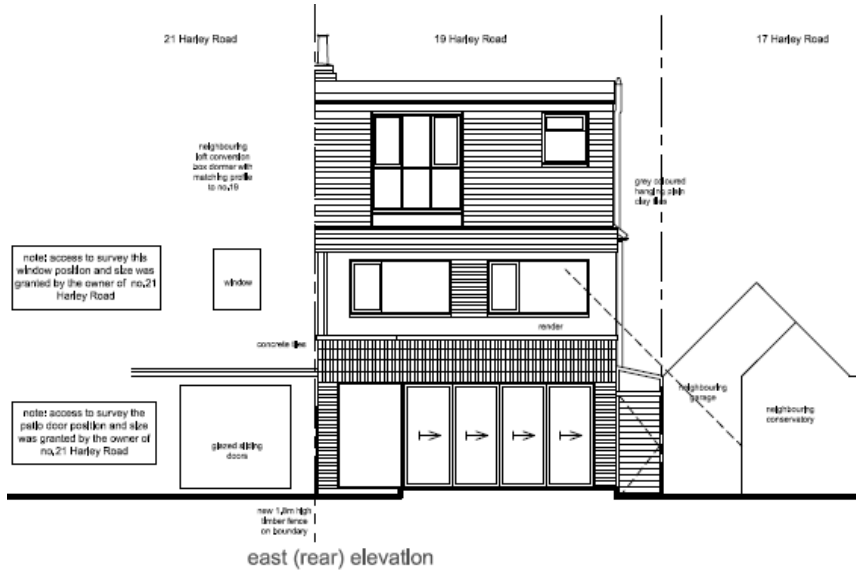
neighbouring garage

56

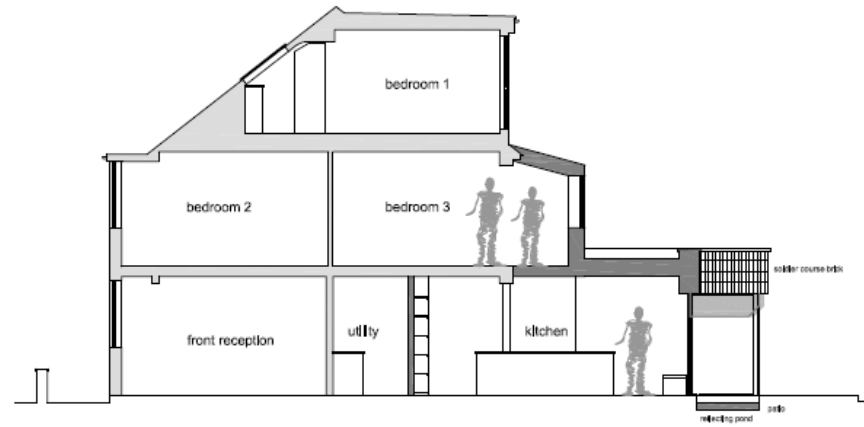


Proposed Elevations

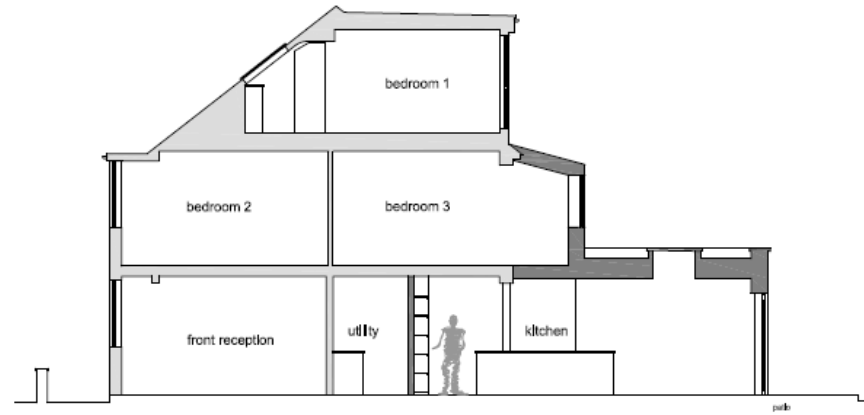
57



Proposed Sections



section 1



section 2

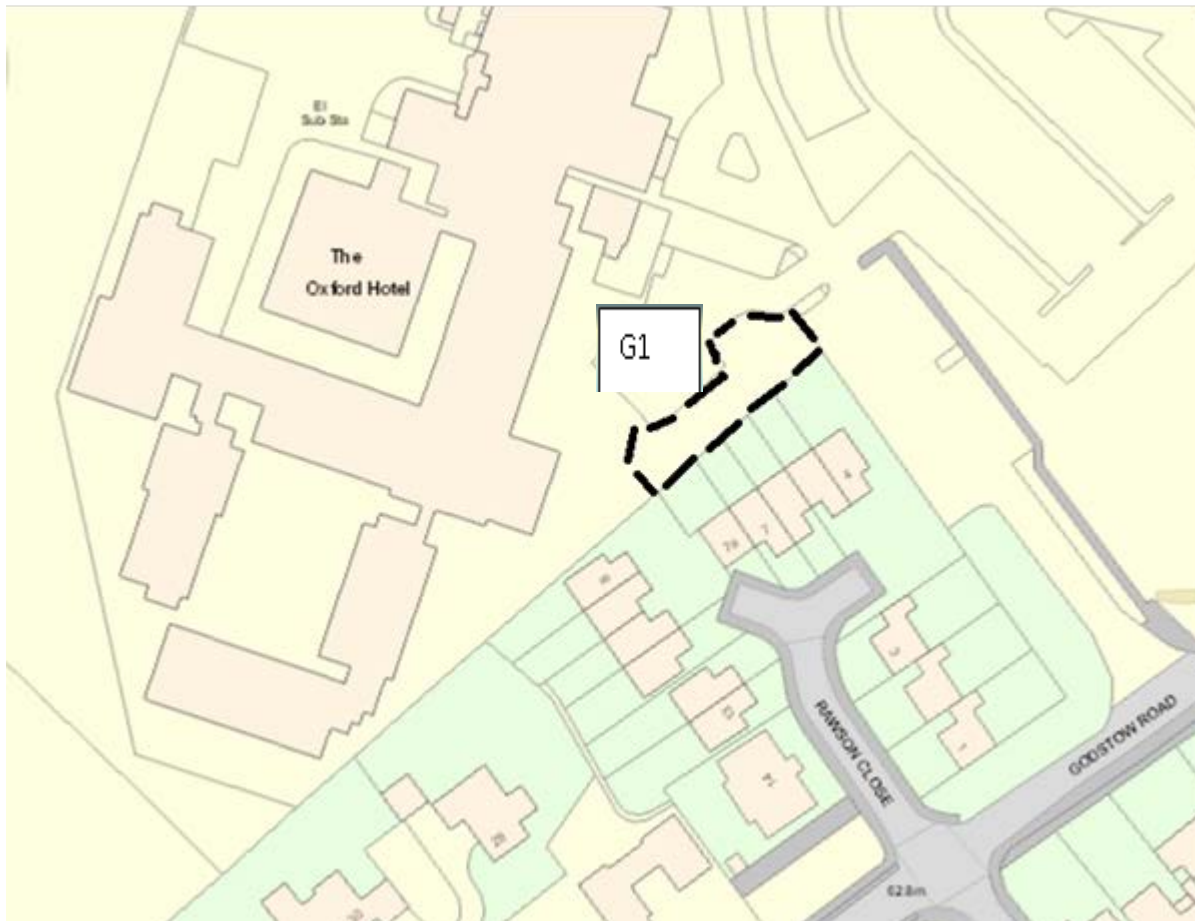
Welcome to the West Area Planning Committee

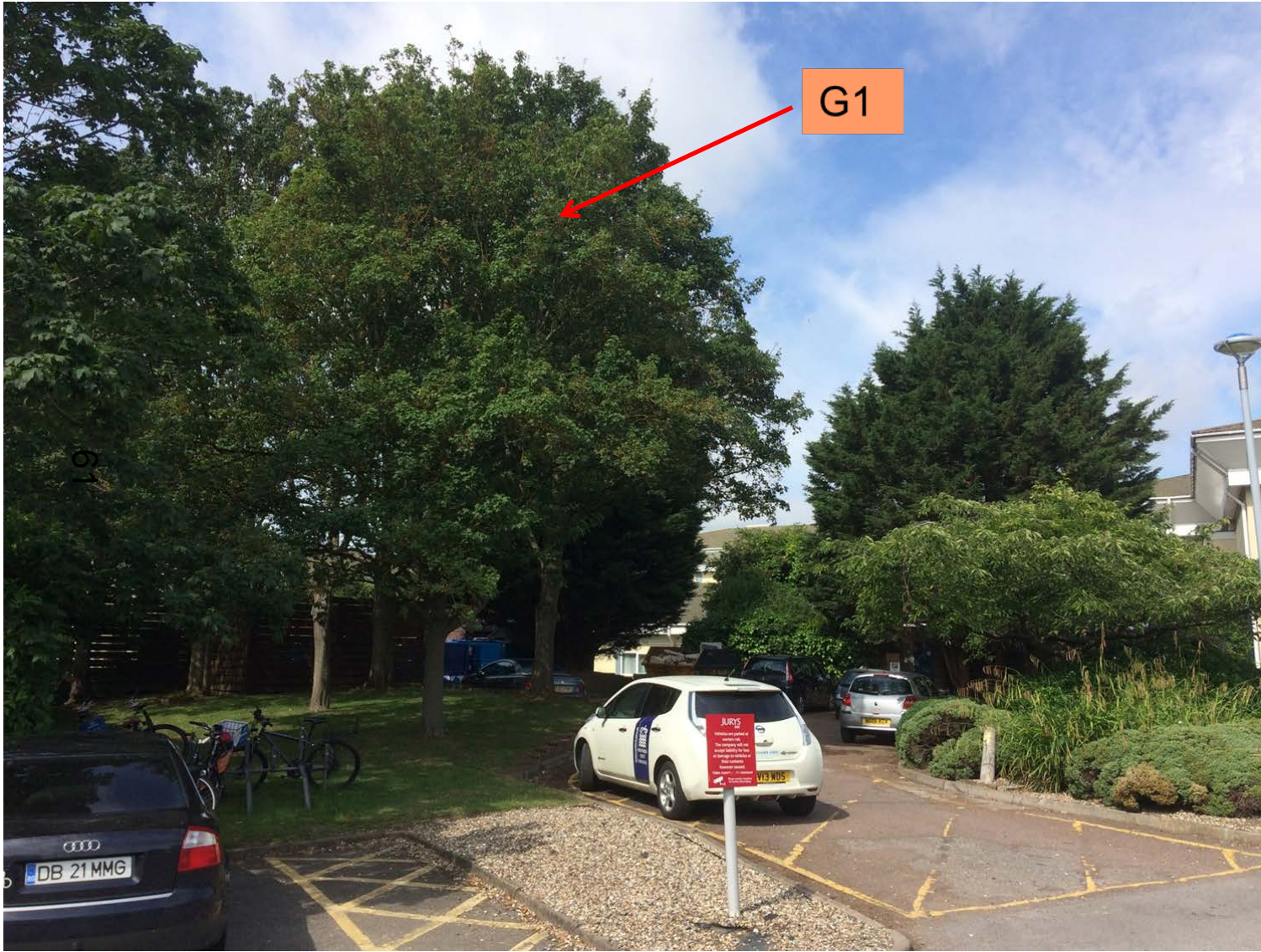
- This planning committee meeting is held in public but it is not a public meeting.
- There will be an opportunity for the public to address the committee on each application.
- 59 • If you wish to speak for or against a planning application, you need to have either requested it in advance, or hand in one of the available speaker forms, or speak to the clerk.
- Information on meeting protocol and conduct at the committee is set out in the Code of Practice.
- This is in the committee agenda just before the first planning application report.



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Ordnance Survey 100019348

Site Location Plan

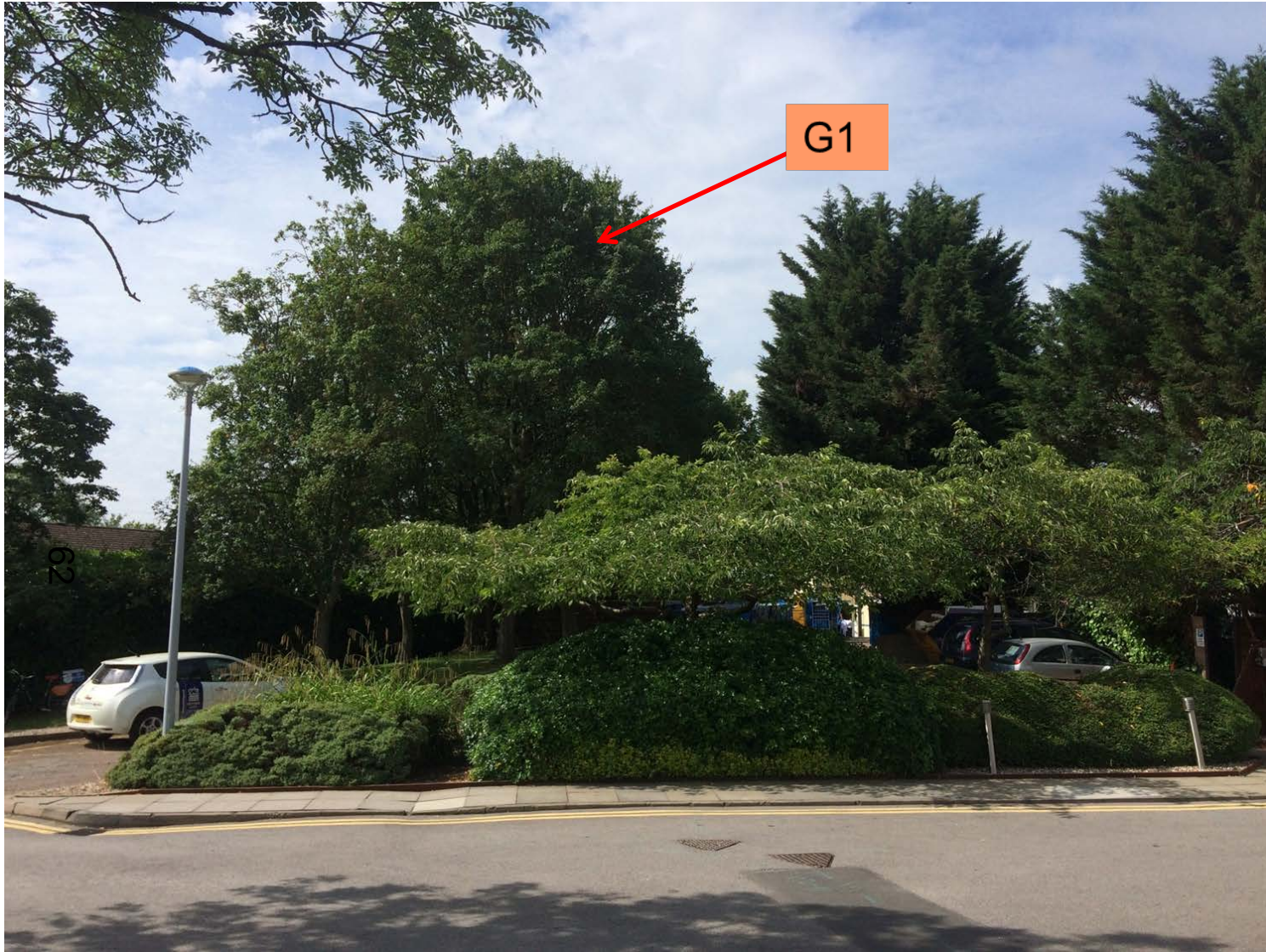




G1

G1 looking east viewed from Jury's Inn car park





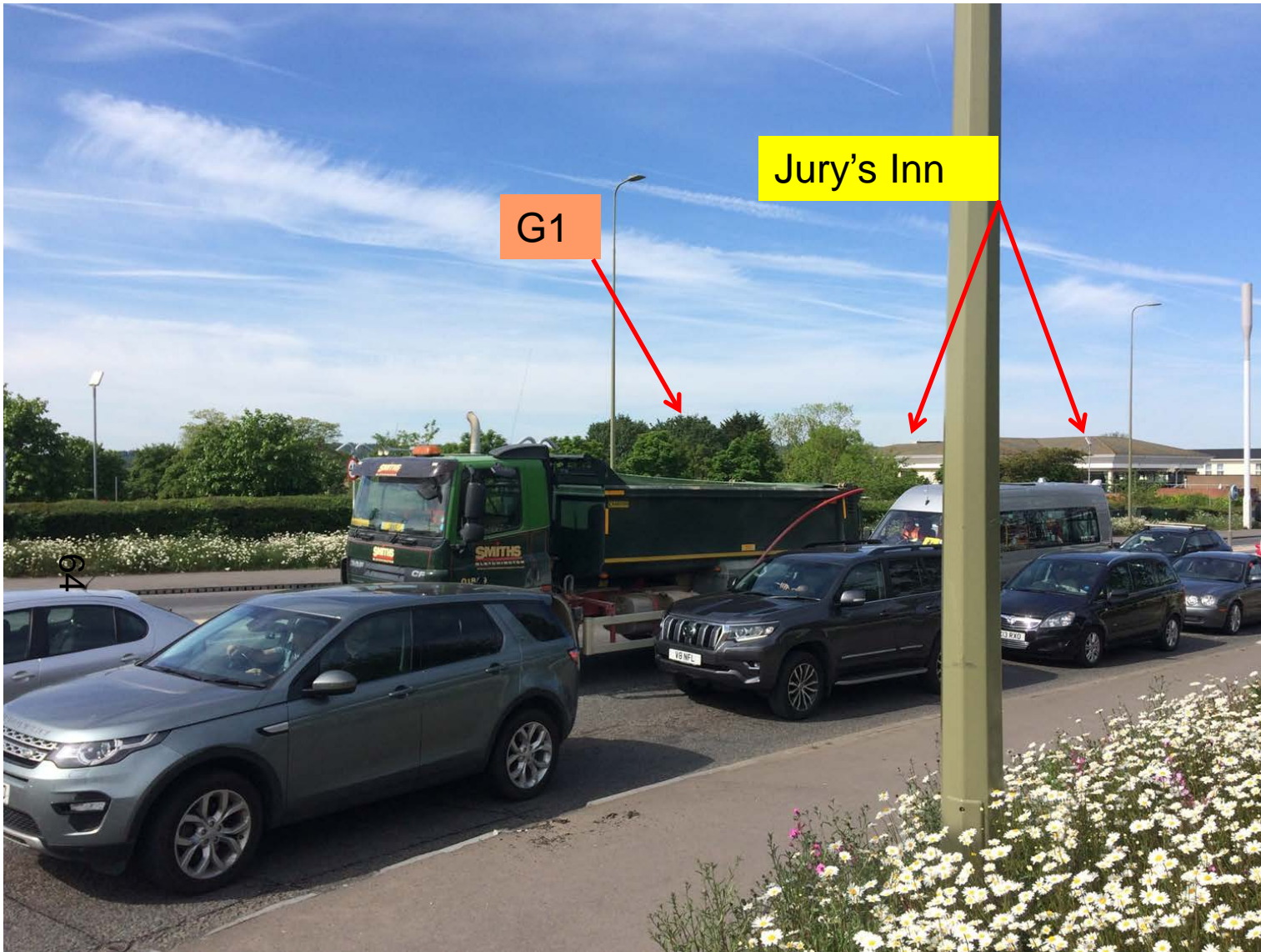
G1 looking southeast from Jury's Inn car park



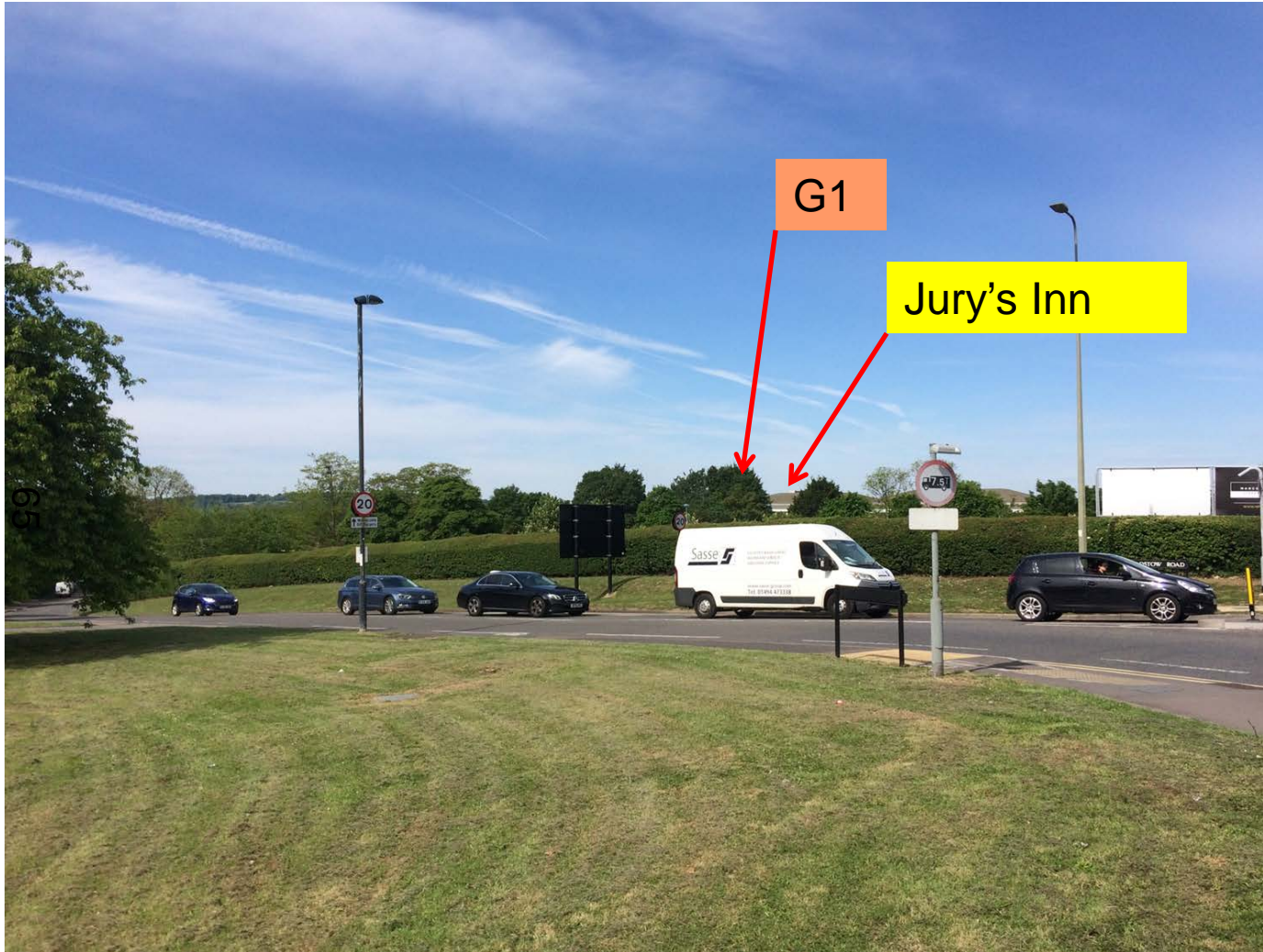


View of G1 (centre) looking north into Rawson Close

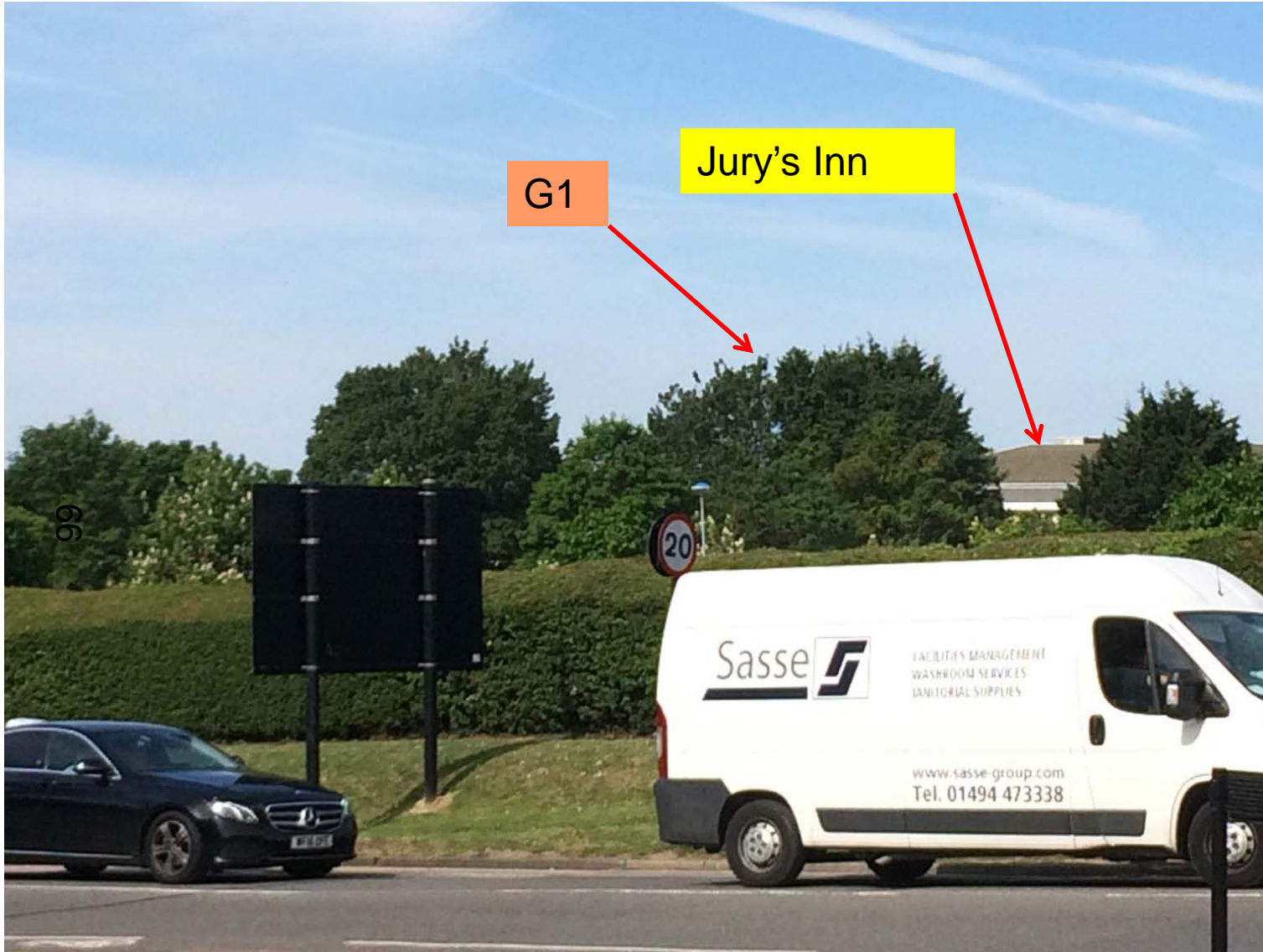




G1 looking northwest from junc' A40 and Wolvercote roudabout



G1 looking northwest from junc' Woodstock and Wolvercote Roads



G1 looking northwest from junc' Woodstock and Wolvercote Roads



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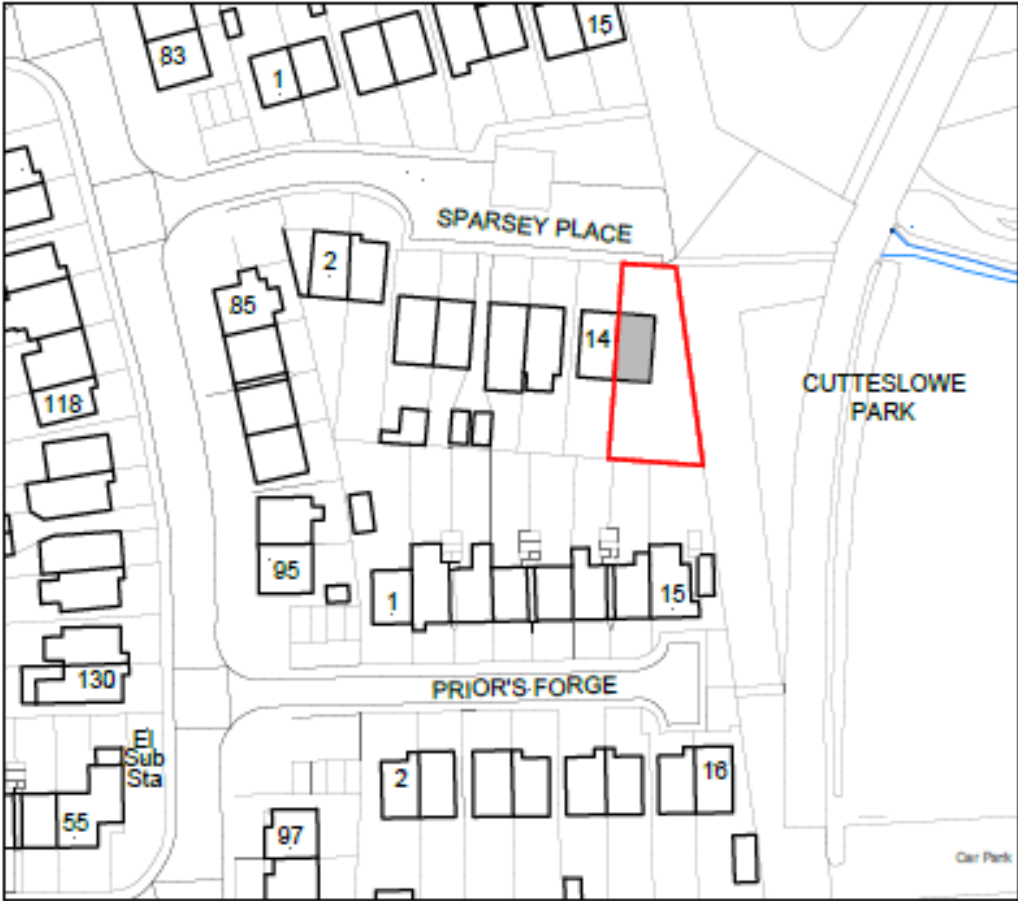
19/01298/CT3

16 Sparsey Place

67



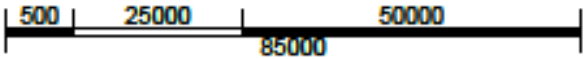
Site Location Plan



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LOCATION PLAN

Scale 1:1250



Scale Bar 1:1250



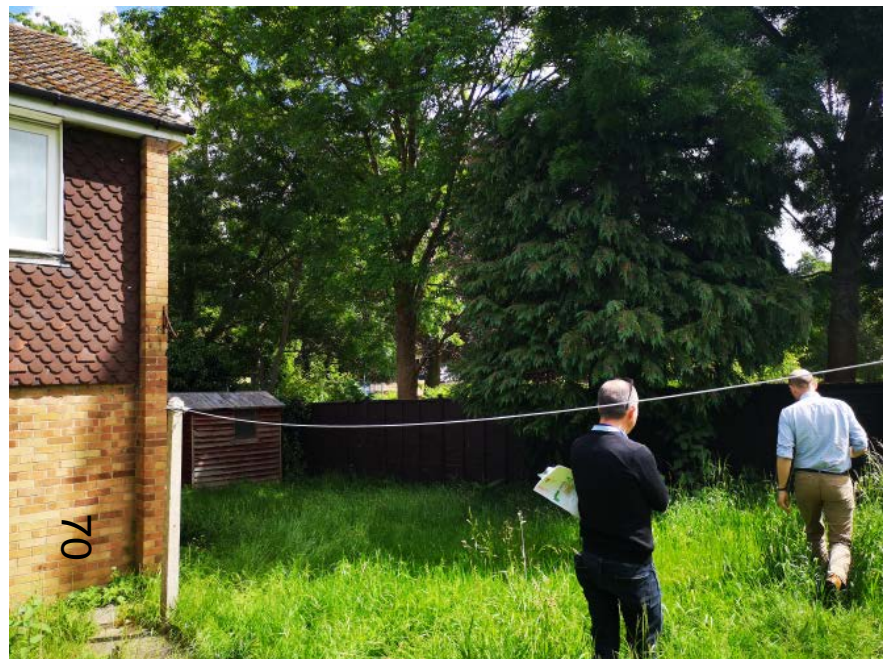
Front elevation



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Rear elevation and garden



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Views from Cutteslowe Park



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Existing Site Plan



SITE PLAN
Scale 1:1500

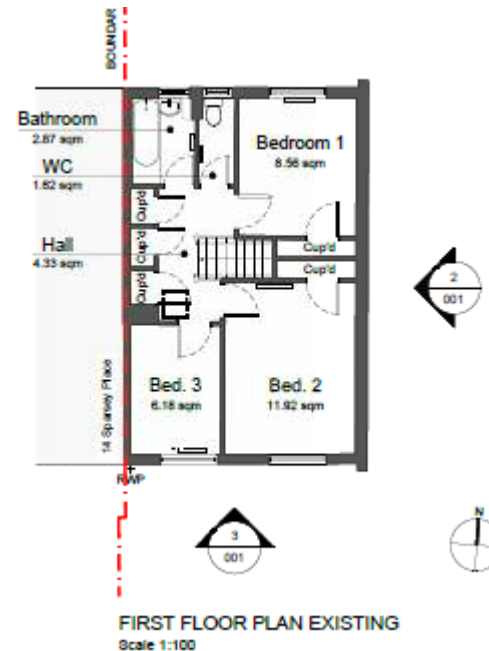
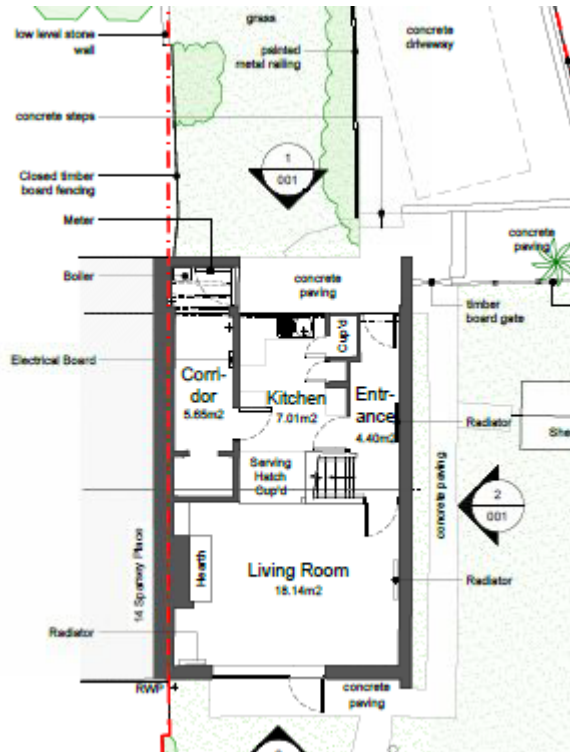


Existing Floor Plans and Elevations

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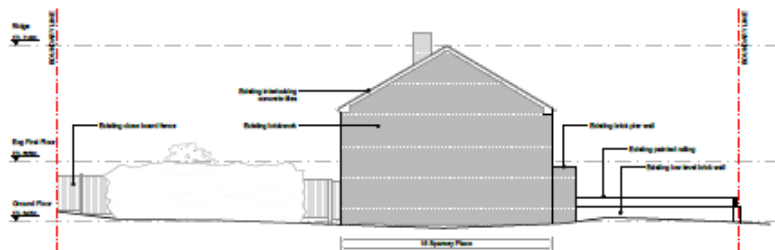
73



FIRST FLOOR PLAN EXISTING
Scale 1:100



ELEVATION 1 - FRONT
Scale 1:100



ELEVATION 2 - SIDE
Scale 1:100

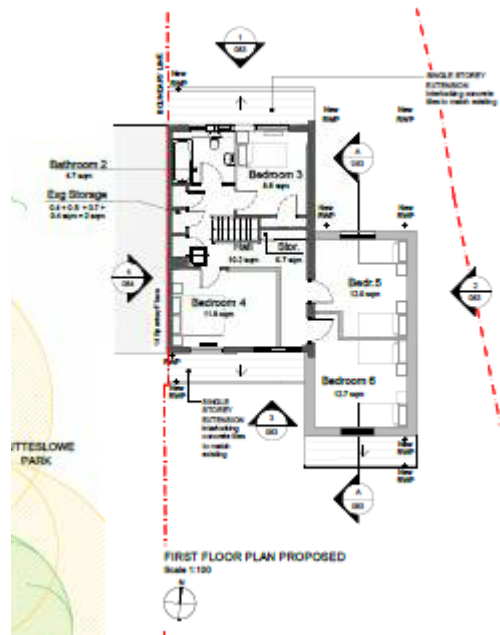
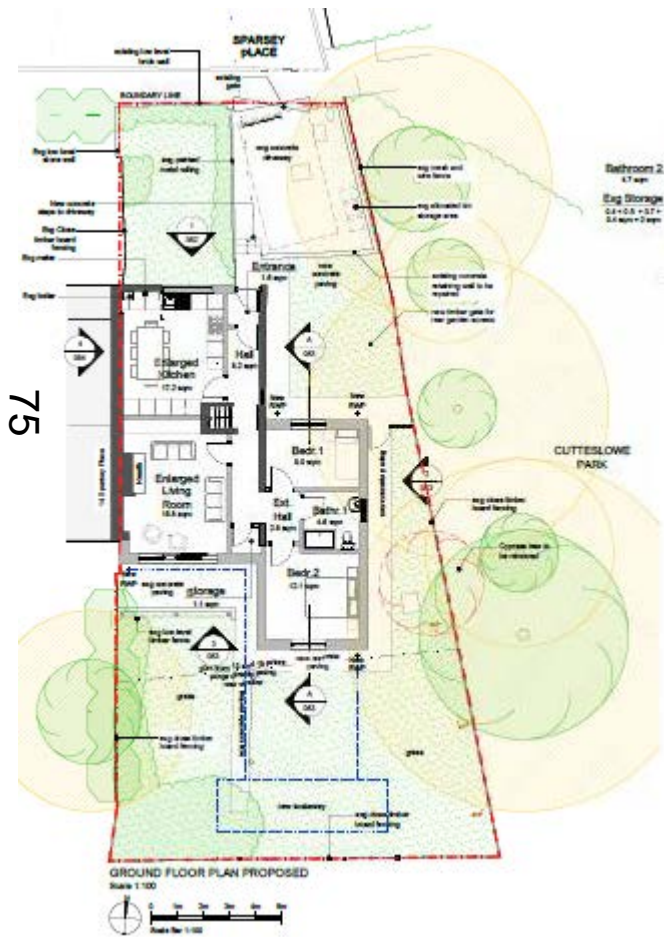


ELEVATION 3 - REAR
Scale 1:100

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Proposed Floor Plans



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