

Development Management
Ebley Mill
Westward Rd
Ebley
Stroud GL5 4UB



5 Victoria Grove
Bedminster
Bristol
BS8 4UD

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2 March 2021

Dear Sir or Madam,

RE. Rosemary Cottage, land at Gough Cottage, Ferndale Road, Whiteshill, Stroud GL6 6AY

PLANNING REFERENCE: 14/2318/FUL

We hereby submit a Section 73 application to vary Condition 2 of planning permission **14/2318/FUL** to agree material minor amendments.

The aforementioned decision granted permission for the following development ***'Proposed change of use for a consented garage scheme (currently under construction) to residential C3. Revised plans received 11/12/14.'***

This Section 73 application seeks variation of Condition 2 to regularise the 'as built' site layout and also updates the approved building designs as permitted under appeal decision **APP/C1625/W/18/3203169** that was submitted in respect of planning application **S.17/2666/FUL**.

The alterations to the approved plans submitted under this section 73 application are as follows:

- Show as built boundary treatments, and parking layouts.
- Show as built elevation plans (as approved under appeal ref. **APP/C1625/W/18/3203169**).

The as built layout of the site has been measured using a topographical survey to ensure accuracy.

Also accompanying this application is a Transport Note created by Callidus Transport and Engineering Ltd. The Transport Note concludes that, based on speed data evidence, and by using tracking diagrams, that two cars can park and access the site without adversely impacting highways safety, with the Transport Note concluding:

"Callidus is of the opinion that the parking arrangements at Rosemary Cottage are entirely adequate for this particular property and the continued safe operation of the immediate local highway network. In our opinion, there are no substantive reasons in traffic and highway terms why the parking arrangements at Rosemary Cottage should not be acceptable to the Local Planning or Highway Authorities."

The description of this application is as follows:

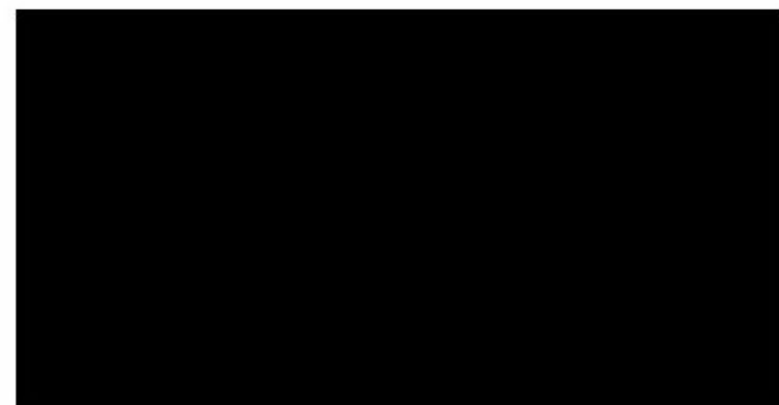
Proposed amendments to planning drawings approved under Condition 2 of planning application reference 14/2318/FUL to regularise the current site layout and parking arrangements, including the 'as built' dwelling design, approved by appeal reference APP/C1625/W/18/3203169.

The proposed alterations submitted under this Section 73 application seek to agree material minor amendments to application **14/2318/FUL** that are in keeping with the pertinent Development Plan policies and the NPPF and therefore policy compliant.

Should you require any further information please do not hesitate to contact us.

We look forward to hearing further from you once the application has been registered.

Yours faithfully



Planning Consultant

