

Department for Environmental and Community Services

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Strategic Planning,
Bristol BS37 0DD

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01454 868 004



Application for Removal or Variation of a Condition following Grant of Planning Permission or Listed Building Consent

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation Areas Act) 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Old Rose Cottage

Address Line 1

Dyers Lane

Address Line 2

Address Line 3

South Gloucestershire

Town/city

Iron Acton

Postcode

BS37 9XT

Description of site location must be completed if postcode is not known:

Easting (x)

369516

Northing (y)

183399

Description

Applicant Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

Are you an agent acting on behalf of the applicant?

Yes

No

Contact Details

Primary number

**** REDACTED ****

Secondary number

Fax number

Email address

**** REDACTED ****

Agent Details

Name/Company

Title

Other

First name

-

Surname

WH Architects Ltd

Company Name

WH Architects Ltd

Address

Address line 1

WH Architects Ltd

Address line 2

Bookbinder House

Address line 3

1 Kingsdown Parade

Town/City

Bristol

County

Country

United Kingdom

Postcode

BS6 5UD

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Erection of 1no detached dwelling house and associated works

Reference number

P22/06574/F

Date of decision (date must be pre-application submission)

16/06/2023

Please state the condition number(s) to which this application relates

Condition number(s)

Condition 7 Only the south east entrance shall be used during construction

Has the development already started?

Yes

No

Condition(s) - Variation/Removal

Please state why you wish the condition(s) to be removed or changed

Due to the width of the lane, location of the south eastern access being on the bend of the road and proximity of neighbouring houses it is not possible for the timber frame to be delivered without the removal of most of the hedgerow along the boundary and extensive road closures. The applicant requests that the condition is amended to allow limited construction access via the existing entrance at the northern end of the site.

The use of the northern entrance would allow a vehicle to be reversed from a straight section of the lane and exit the same way.

The northern entrance would only be used where necessary and Tree Protection maintained at all times. A revised tree protection plan is attached.

If you wish the existing condition to be changed, please state how you wish the condition to be varied

To allow limited construction vehicle access from the northern entrance to the site.

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- Yes
 No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- The agent
 The applicant
 Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- Yes
 No

Ownership Certificates and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

- Yes
 No

Is any of the land to which the application relates part of an Agricultural Holding?

- Yes
 No

Certificate Of Ownership - Certificate A

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding**

* "owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.

** "agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act.

NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.

Person Role

The Applicant

The Agent

Title

Other

First Name

-

Surname

WH Architects Ltd

Declaration Date

12/10/2023

Declaration made

Declaration

I/We hereby apply for Removal/Variation of a condition as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

I / We agree to the outlined declaration

Signed

- WH Architects Ltd

Date

12/10/2023