

Durham County Council

Regeneration and Economic Development
 Planning Development
 County Hall
 Durham
 DH1 5UL



Application for a Non-Material Amendment Following a Grant of Planning Permission

Town and Country Planning 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

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

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

Easting (x)

Northing (y)

Description

Applicant Details

Name/Company

Title

Mr

First name

Paul

Surname

Doran

Company Name

Address

Address line 1

21 Chichester Road

Address line 2

Newton Hall

Address line 3

Durham

Town/City

Durham

County

Country

United Kingdom

Postcode

DH1 5QG

Are you an agent acting on behalf of the applicant?

Yes

No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Eligibility

Does the applicant have an interest in the part of the land to which this amendment relates?

- Yes
 No

If the applicant is not the sole owner, has notification under Article 10 of the Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended) been given?

- Yes
 No
 Not applicable

Description of Your Proposal

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

Town and Country Planning Act 1990
Proposed All remaining outstanding matters for plot 2 relating to DM/19/00978/OUT
At 2 Trinity Mews Durham DH1 5GG
For Mr Paul Doran
The above application received on 26 June 2023 was considered by the Council and it has been agreed that permission should be granted. I therefore enclose the appropriate approval certificate. If an application under the Building Regulations was also submitted, development must not commence until Building Regulations Approval has been received from the Building Control Division.

Reference number

Date of decision

What was the original application type?

For the purpose of calculating fees, which of the following best describes the original development type?

- Householder development:** Development to an existing dwelling-house or development within its curtilage
 Other: Anything not covered by the above category

Non-Material Amendment(s) Sought

Please describe the non-material amendment(s) you are seeking to make

Minor changes to the Front Elevation (South West) window designs and size.

1. Both upstairs bedroom windows to move the bottom of the windows down so that they are close to floor level.
2. Add a Juliet balcony to both bedroom windows.
3. Ground Floor windows also to move the bottom of the windows down so that they are close to floor level.
4. Minor change so that Front door design will be solid door with 1 or 2 side panels.
5. Remove Solar Panels from front garage roof and add in 2 off Velux type windows. (Solar panels on main roof to be circa 8-10 kW in total which is enough for us). Velux windows on rear garage roof to be removed.
6. Remove 2 off uppermost windows on Gable Elevations, North West and South East facing.
7. Remove External rear door into Plant Room. External Rear door to Utility to remain.
8. Update to external finishes - Windows to be Thermally Broken Aluminium (Anthracite) and not uPVC, Driveway to now be Permeable Block Paving and not Tarmac and Roof tiling to be Natural Slate and not Marley Modern Concrete tiles.

Please state why you wish to make this amendment

Minor changes to make the house more aesthetically pleasing, to help improve the SAP calculations and to make it "more in keeping" to the other houses on this development.

Are you intending to substitute amended plans or drawings?

Yes

No

If yes, please complete the following details

Old plan/drawing numbers

Elevations 2 Trinity Mews dated June 23 (C. Donkin)
Plans 2 Trinity Mews dated June 23 (C. Donkin)

New plan/drawing numbers

Trinity 2 Elevations and Plans Jan 24

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

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

- Yes
- No

Declaration

I/We hereby apply for Non-Material Amendment 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

Paul Doran

Date

30/01/2024