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Date rec'd

## 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

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

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

Secondary number

Fax number

Email address

## Agent Details

Name/Company

Title

First name

Surname

Company Name

## Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

PO30 4JA

## 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

Proposed extension to form Spa facilities, alterations to car park and proposed solar panels

Reference number

23/00780/FUL

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

09/11/2023

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

Condition number(s)

Condition 2: Drawings, Condition 3: Storm water drainage, Condition 4: Arboreal Method Statement, Condition 5: Soft Landscaping, Condition 6: Details of gates, chargers & cycle parking and Condition 8: Flood Warning & Evacuation Plan

Construction has commenced on the Hotel but no work within this approval has been undertaken.

Has the development already started?

Yes

No

## Condition(s) - Variation/Removal

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

Condition 2: Vary to suit alterations to scheme shown on submitted revised drawings as the scheme particulars and requirements have evolved since the original application.

Conditions 3-6 & 8: Remove / vary to comply with submitted information as the scheme particulars have been decided or completed since the original application.

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

Condition 2: Vary to suit alterations to scheme shown on submitted revised drawings as the scheme particulars and requirements have evolved since the original application.

Conditions 3-6 & 8: Remove / vary to comply with submitted information as the scheme particulars have been decided or completed since the original application.

## 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

**If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):**

Officer name:

Title

First Name

Surname

Reference

Date (must be pre-application submission)

Details of the pre-application advice received

Email with previous Case Officer over the extent of proposed changes and the impact on the AONB. She had spoken to the National Landscapes (AONB) officer, and feel it is likely that the operator of the spa may wish to light the courtyard area once it is covered, and there would be concerns relating to upward light emissions in this location.

She felt it would be necessary to ensure minimal artificial lighting in the courtyard, ideally none, but if it should be essential, we would specify low intensity downlit and shielded fittings, no greater than 2700 Kelvin in colour temperature. You should also consider the use of tinted glass.

It will require a revised application and could not be considered as a non-material amendment. In summary this would require an S73 (variation of condition) application will be required.

AONB would certainly object to glazing over the courtyard unless lighting is controlled by condition and the requested measures to reduce light emissions.

## 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

Mr

First Name

Colman

Surname

Cotter

Declaration Date

13/02/2024

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

Colman Cotter

Date

13/02/2024