



**Basingstoke
and Deane**

Basingstoke and Deane Borough Council

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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

Cedarwood

Address Line 1

Silchester Road

Address Line 2

Address Line 3

Hampshire

Town/city

Bramley

Postcode

RG26 5DG

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

Easting (x)

464108

Northing (y)

159100

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

rg27 8sa

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 1 no. 4 bed dwelling and detached garage including associated landscaping and access following demolition of existing stables/home office. | Cedarwood Silchester Road Bramley RG26 5DG

Reference number

23/00780/FUL

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

13/11/2023

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

Condition number(s)

4

Has the development already started?

- Yes
 No

Condition(s) - Variation/Removal

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

The 'Arboricultural Impact Assessment and Method Statement' referred to in the approval was written in October 2021 and related to an earlier scheme where the house was 'L' shaped and significantly extended into the Root protection Area (see Site plan in the appendix). The house was redesigned so that its intrusion into the RPA was minimised, and resubmitted in March 2023 along with the old report.

The report (for the earlier house location) recommended spiral pile foundations with a ring beam located above ground level. This 'special engineering solution' was neither possible with the house height restrictions nor was it necessary as the house had been moved away from the trees.

Although the ground conditions require pile foundations the more usual sunken foundation beam is now recommended and we attach the revised Arboricultural report.

Protective fencing, ground protection, supervision and working procedures will remain as per the original report.

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

The revision number and date of the Arboricultural report referred to in Condition 4 needs to be amended

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)

15/12/2023

Details of the pre-application advice received

recommended that varying the condition was the best way of amending the foundation design

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

First Name

Surname

Declaration Date

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

DAVID ARTHUR

Date

13/02/2024