

**Development Planning**

The Woolwich Centre  
35 Wellington Street  
Woolwich SE18 6HQ

For office use only
Date received
Date valid
Fee paid
Application No.



## 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

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

## Contact Details

Primary number

\*\*\*\*\* REDACTED \*\*\*\*\*

Secondary number

Fax number

Email address

\*\*\*\*\* REDACTED \*\*\*\*\*

## 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

Demolition of existing rear projection and construction of a single storey rear extension with a flat roof, 3 panel sliding door and 3 roof lights with other associated alterations.

Reference number

22/1383/HD

Date of decision

01/07/2022

What was the original application type?

Householder planning permission

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

The email from Mr. Parker specifically requires an application for only the increase in height. The main non-material amendment we are seeking consent for is therefore:

1. Increased in height: The height of the rear extension is increased by 150mm which is just a 5% increase to the approved height.
2. A raised patio is added to the rear.

Please state why you wish to make this amendment

After the original Planning consent and Building Regulations submission, it was necessary to increase the thermal insulation to comply with the latest Building Regulations. This increased the roof thickness and in order to retain the internal floor to ceiling height and correct flashing detail the parapet upstand could not be reduced, so overall the height of the rear extension is accordingly increased in height by 150mm to the approved plans.

On the original Planning drawing, no new patio was shown as there was an extensive existing patio, and it had not been anticipated that the patio would exceed 0.3m in height, above ground level, and as such consent was not required. At Building Regulations stage, a patio of 2m depth was added and this was shown with a step down of 150mm from finished ground floor level, which did not require planning consent. When on site it was decided to retain the patio at ground floor finish level to improve access generally. In addition, it was decided to extend the depth of the patio to 3m. None of this in itself requires planning consent, however the ground falls away from the rear of the house, and as a result at the furthest extent of the patio there is lower level. This difference was further increased as the area directly in front of the patio has been levelled out a little directly in front of the patio. Overall this gives a step down of approx. 450mm, which is just 150mm above that allowed under permitted development.

Are you intending to substitute amended plans or drawings?

- Yes  
 No

If yes, please complete the following details

Old plan/drawing numbers

App 2.1 1448.10 Approved Plans  
App 2.2 1448.11C Approved Elevation and Section

New plan/drawing numbers

App 3.0 1448.30 As-Built Plans  
App 3.1 1448.31 As - Built Elevation and Section

## 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

Russell Associates Architects

Date

27/02/2024