

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

CM3 5ZL

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

Demolition of bungalow and workshops and construct 2 no. bungalows, new vehicular access and layout parking and amenity space

Reference number

23/01099/FULL

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

06/10/2023

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

Condition number(s)

Condition 2

Has the development already started?

Yes

No

Condition(s) - Variation/Removal

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

To allow for a larger dwelling, whilst still falling within the allowed amount of area and volume.

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

Please see drawings 'J399-02E Proposed Site Plan' and 'J399-05B PLOT 1 - Proposed Plan & Elevations'

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

***** REDACTED *****

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

23/00012/PREAPP

Date (must be pre-application submission)

12/05/2023

Details of the pre-application advice received

The site comprises a bungalow with five outbuildings, four of which are located to the northern boundary of the site, and one located to the south of the existing dwelling. The site is served by an access road off of Crays Hill Road in Billericay. Your proposal seeks to demolish the existing dwellings and outbuildings except for outbuilding 5 and construct a replacement bungalow and 2 new chalets. The main issues in this case would be the principle of development, the effect on the openness of the Green Belt, the effect on the character and appearance of the street scene and surrounding area, and impact of the proposal upon the living conditions of neighbouring residents with particular reference to over-dominance and overlooking.

As expressed at our meeting, the proposed scheme would result in an increase in the floor areas occupied by the existing dwelling and outbuildings which would be considered to result in a detrimental impact to the openness of the Green Belt, and as such would be considered to result in inappropriate development in the Green Belt.

The design of the proposed replacement dwelling and two new dwellings in a chalet style would be considered to be in keeping with the character of the surrounding area. However, the number of dwellings on the site, in particular the two dwellings proposed to the front of the site would appear cramped and not in keeping with the character of the surrounding area which is characterized by dwellings set in spacious plots. As such, the proposal would benefit from a reduction in the number of proposed units on the site.

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

Mrs

First Name

Julie

Surname

Woolman

Declaration Date

21/03/2024

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

Julie Woolman

Date

08/04/2024