



Brighton & Hove City Council

DEVELOPMENT CONTROL

Brighton and Hove City Council
Town Hall
Norton Road
Hove BN3 3BQ

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	<input type="text" value="6"/>
Suffix	<input type="text"/>
Property Name	<input type="text"/>
Address Line 1	<input type="text" value="Tongdean Avenue"/>
Address Line 2	<input type="text"/>
Address Line 3	<input type="text" value="Brighton & Hove"/>
Town/city	<input type="text" value="Hove"/>
Postcode	<input type="text" value="BN3 6TL"/>

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

Easting (x)	Northing (y)
<input type="text" value="529346"/>	<input type="text" value="106759"/>

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

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Agent Details

Name/Company

Title

Mr

First name

M

Surname

Goodchild

Company Name

Address

Address line 1

Ground Floor Flat, 17,

Address line 2

Sackville Gardens

Address line 3

Town/City

Hove

County

Country

United Kingdom

Postcode

BN3 4GJ

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

Description: Remodelling of existing dwellinghouse including excavation at rear; alterations to the rear dormer including cladding new balustrade and new raised deck. The removal of the existing front porch and rear bay windows and the addition of a timber canopy to the front elevation. Revisions to the fenestration throughout the property including to the front door and garage door. Alterations to ground floor rear extension; enlargement and alteration of existing ground floor rear terrace; extension and alteration of lower ground floor rear terrace; addition of rooflights; with associated alterations the application of cladding/render and hard and soft landscaping to both the front and rear elevations

Reference number

Application No. BH2023/00492

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

23/06/2023

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

Condition number(s)

5

Has the development already started?

Yes

No

If Yes, please state when the development was started (date must be pre-application submission)

06/11/2023

Has the development been completed?

Yes

No

Condition(s) - Variation/Removal

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

The current elevations and front yard were inappropriate in design, out of character with the local vernacular, beyond budget and availability of materials.

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

As per the drawings provided, conditions to be varied to simplify and refine the elevations and front yard to be sympathetic, traditional Sussex aesthetic in keeping with the local vernacular.

Recent site investigation of existing construction dictates further treatment required to make good masonry at ground floor level and existing render throughout. Additionally, an imitation garage frontage was deemed to have a negative effect to appearance, function and sustainable energy use.

The unsightly rear elevation has been softened with reduced sized windows for greater sustainable impact and cohesion in style to the street elevation, enhancing the overall character, whilst providing much needed weather protection.

A Plan B street elevation is supplied for consideration should the proposed street elevation not be deemed practical on site due to existing condition and subsequent investigation.

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

If Other has been selected, please provide contact details:

Title

**** REDACTED ****

First name

**** REDACTED ****

Surname

**** REDACTED ****

Phone Number

**** REDACTED ****

Email

**** REDACTED ****

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

Yes

No

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

M

Surname

Goodchild

Declaration Date

12/03/2024

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

Matthew Goodchild

Date

18/03/2024