

Application for a non-material amendment following a grant of planning permission.

Town and Country Planning Act 1990

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.

1. Site Address

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

2. Applicant Details

Title

First name

Surname

Company name

Address line 1

Address line 2

Address line 3

Town/city

2. Applicant Details

Country	<input type="text"/>
Postcode	<input type="text" value="IG11 7BB"/>
Are you an agent acting on behalf of the applicant?	<input checked="" type="radio"/> Yes <input type="radio"/> No
Primary number	<input type="text"/>
Secondary number	<input type="text"/>
Fax number	<input type="text"/>
Email address	<input type="text"/>

3. Agent Details

Title	<input type="text" value="Ms"/>
First name	<input type="text" value="Nisha"/>
Surname	<input type="text" value="Rabadia"/>
Company name	<input type="text" value="Midgard"/>
Address line 1	<input type="text" value="Abbey Retail Park, Abbey Road"/>
Address line 2	<input type="text"/>
Address line 3	<input type="text"/>
Town/city	<input type="text" value="Barking"/>
Country	<input type="text"/>
Postcode	<input type="text" value="IG11 7BB"/>
Primary number	<input type="text"/>
Secondary number	<input type="text"/>
Fax number	<input type="text"/>
Email	<input type="text"/>

4. Eligibility

Do you, or the person on whose behalf you are making this application, have an interest in the part of the land to which this amendment relates? Yes No

If you are not the sole owner, has notification under article 10 of the Town and Country Planning (Development Management Procedure) (England) Order 2015 been given? Yes No Not Applicable

5. Description of Your Proposal

Please provide the description of the approved development as shown on the decision letter

PERMISSION (ref. 15/01635/FUL): Demolition of existing buildings and the erection of new buildings ranging from 6 to 15 storeys in height to provide 597 residential units comprising a mix of studios, 1 and 2 bedroom flats and associated private amenity space, together with ancillary management and residents facilities, plant rooms and refuse storage areas, and the provision of flexible commercial space (Use Classes A1, A3, B1 and D1), reconfiguration of existing vehicular access, car and cycle parking, public realm with hard and soft landscaping including dedicated child play space and other ancillary works, dated 14 December 2016.

Reference number:	<input type="text" value="15/01635/FUL"/>
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5. Description of Your Proposal

Date of decision

14/12/2016

What was the original application type?

Full planning permission

For the purpose of calculating fees, which of the following best describes the original application type?

- Householder development: Development to an existing dwelling-house or development within its curtilage
- Other: anything not covered by the above category

6. Non-Material Amendment(s) Sought

Please describe the non-material amendment(s) you are seeking to make

Proposed amendments to the wording of Planning Condition 3 so as to state:

A detailed scheme to improve the vehicular and pedestrian access to the site including any associated off site highway works and/or alterations required in the interests of highway safety shall be submitted to and approved in writing by the Local Planning Authority. The approved scheme shall be substantially completed in accordance with the approved details prior to the first occupation of Block D hereby approved.

Reason: To ensure that the approved development does not prejudice the free flow of the traffic or conditions of general safety along the neighbouring highway, or the safety of future occupiers, and in accordance with Policy BR10 of the Borough Wide Development Policies DPD (March 2011)

Are you intending to substitute amended plans or drawings?

Yes No

Please state why you wish to make this amendment

Amendment of Planning Condition 3 is sought in order to provide a more practical approach to the delivery of the highways works and alterations whilst ensuring that these works are delivered prior to the overall completion of the development. The substantial completion of the highways works prior to first use of the buildings approved would have subjected the completed works to approx. 10 months of construction traffic likely resulting in damage to newly completed works. The proposal has been discussed with the Transport Development Manager for Be First, John Hunter with no objections being received to the proposal.

7. 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

8. 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

Mr

First name

Surname

Reference

Date (Must be pre-application submission)

29/05/2020

Details of the pre-application advice received

Email received from John Hunter on 01/06/2020 to state:

'I'm satisfied that the 278 works could be carried out at a later stage and in terms of Condition 3, I will have a conversation with my colleagues in planning today and get back to you.'

9. 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.

Yes No

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?

10. Declaration

I/we hereby apply for planning permission/consent as described in this form 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.

Date (cannot be pre-application)

26/06/2020