

Application for 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.

Site Details

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

73

Suffix

Property Name

Address Line 1

Leonard Street

Address Line 2

Town/city

Neath

Postcode

SA11 3HW

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

Easting (x)

276012

Northing (y)

197743

Description

Applicant Details

Name/Company

Title

First name

Thomas

Surname

Dhar

Company Name

Address

Address line 1

11 Westernmoor Road

Address line 2

Address line 3

Town/City

Neath

Country

Postcode

SA11 1BJ

Are you an agent acting on behalf of the applicant?

- ☐ Yes
- ☒ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Email address

***** REDACTED *****

Eligibility

Does the applicant have an interest in the part of the land to which this amendment relates?

☒ Yes

☐ No

Description of Your Proposal

Please provide the description of the approved development as shown on the decision letter, including the application reference number and date of decision in the sections below

Gates to rear boundary of property to a height of 2 metres

Reference number

P2021/1038

Date of decision

09/11/2021

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

Non-Material Amendment(s) Sought

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

To change the style of rear boundary gates from folding gate panels to roller shutters, with an increase in height of 0.35 metres (from 2.0 metres to 2.35 metres).

Please state why you wish to make this amendment

To improve security and ease of access.

Are you intending to substitute amended plans or drawings?

☒ Yes

☐ No

If yes, please complete the following details

Old plan/drawing numbers

10/10/2021

New plan/drawing numbers

18/01/2024

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? (Please select only one)

- ☐ The agent
- ☒ The applicant
- ☐ Other person

Pre-application Advice

Has pre-application advice been sought from the local planning 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

***** REDACTED *****

Surname

***** REDACTED *****

Reference

Date (must be pre-application submission)

16/01/2024

Details of the pre-application advice received

To enquire if the proposed amendments could be considered as a Non-Material Amendment, given the context:

1. The location at the back lane, away from the houses;
2. Other sheds and garages of similar and greater heights in the vicinity;
3. The history of there being a garage there before (architect's drawings from an earlier planning application, P2015/0067, show it had an elevation of around 2.35m facing the lane, rising to around 2.9m facing the house) and approval was given for a replacement garage of a similar height; and
4. The gates won't open outwards, so shouldn't affect people or vehicles passing in the lane.

It was considered that the proposed amendments to the rear boundary enclosure could be considered as a Non Material Amendment.

Authority Employee/Member

With respect to the Authority, is the applicant 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

Do any of these statements apply to you?

- ☐ 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:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be made available 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

Thomas Dhar

Date

18/01/2024