

extending Homes
'Larkfield'
Yapton Road
Barnham
PO22 0AY

Date: 28th September 2021

Please ask for: Mr S Davis
Tel: 01903 737874

Your Ref:

Our Ref: AW/331/21/NMA

Dear Mr Robinson,

**Section 96A of the Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015
(as amended) - Article 10**

Non material amendment following the grant of AW/200/21/HH for dormer fronts to sit on front wall plate.

47 Lincoln Avenue Aldwick PO21 3EW

I refer to your recent application for a Non Material (minor) Amendment following approval of AW/200/21/HH. You have stated that you made an error in the original submission in that the approved proposed floor plans drawing shows the front dormers off the internal wall plate as per all the other dormers in Lincoln Avenue but that the approved north and south flank elevations show the dormer set back from the wall plate.

Non-material amendments are considered to be those changes which are insignificant and do not change the intensity, form or description of the original planning permission. They cannot breach adopted planning policy, conflict with any conditions of the original permission, result in changes to the external details that would materially alter the appearance of the building or be such that consultation or publicity is required. The Council will also not accept an increase in width/length of more than 1m, an increase in height of more than 0.3m or the movement of the development by more than 1m in any direction.

I note that the front dormer is shown on the new plans as extending further forward by approximately 0.7m and now matches with the approved first floor plan. However, in any case, this difference is within the above the stated tolerances.

This change will not materially alter the appearance of the development approved by the planning permission, does not conflict with any conditions of the permission, does not breach

any planning policy and does not warrant re-consultation. The changes can be considered as an NMA under section 96A of the Town and Country Planning Act 1990.

Drawings 2021063/PL/2 Rev A Floor & Roof Plans and 2021063/PL/1 Rev B Elevations therefore replace the equivalent drawings approved by AW/200/21/HH.

I trust this information is of assistance to you.

Yours sincerely

A handwritten signature in black ink, appearing to be 'NC' followed by a flourish and a period.

Neil Crowther
Group Head of Planning