

Emma Pinder Architects Ltd
2 Oak Tree Lane
Woodgate
Chichester
PO20 3GU

Date: 10th February 2020

Please ask for: David Spring

Tel: 01903 737521

Your Ref:

Our Ref: BE/8/20/NMA

Dear Mrs Pinder,

**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 grant of reference BE/74/18/PL for various external and internal amendments (1 - 8)

1 Finch Gardens Bersted PO22 9EQ

I refer to your recent application for a Non Material Minor Amendment. I note that you propose to change the appearance of the buildings by:-

- (a) Front door moved to side of house and new porch roof canopy supported on gallows brackets and new path provided.
- (b) Windows on front elevation decreased slightly in width and centred.
- (c) First floor window on side elevation centred.
- (d) First floor window on rear elevation to be made slightly wider.
- (e) Ground floor door and window on rear elevation to be replaced with sliding doors within a wider opening.
- (f) Short side wall to rear projection to be moved away from existing house by approx. 20mm, so that its foundation can be 500mm clear of public sewer manhole.
- (g) The ground floor rear wall has been moved out by 25mm, so that the long side wall of the house works to brick dimensions.
- (h) Internal layout altered.

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 result in a change to the description of the application or conflict with any conditions of the original permission.

The reasons that these proposals have been accepted as Non-Material Amendments is because the changes do not amend the intensity of the original planning permission, do not result in a change to the

description of the application or conflict with any conditions of the permission, do not amend the red edged site area, do not breach planning policy, do not introduce new windows that would have material planning impacts and do not materially alter the external appearance of the building.

The changes can therefore be considered as an NMA under Section 96A of the Town and Country Planning Act 1990 (as amended).

The development can therefore be undertaken in accordance with the following plans:

- 0034-BLK NMA Site Plan
- 0034-04A NMA Proposed Plans
- 0034-05 NMA Proposed Elevations

Please note that should any of the plans approved as part of this non-material amendment application result in the requirement to re-discharge of any conditions associated with BE/74/18/PL, it is the responsibility of the applicant to ensure any details submitted in support of the discharge correlate accordingly.

I trust this information is of assistance to you.

Yours sincerely



Neil Crowther
Group Head of Planning