

Brackley Investments Ltd
6 Lower Farm Barns
Bucknell
OX29 6ZD

Date: 26th May 2021

Please ask for: Mrs A Gardner

Tel: 01903 737529

Your Ref:

Our Ref: CM/22/21/NMA

Dear Mr Parry,

**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 CM/16/18/PL (APP/C3810/W/19/3227374) for:

- The raising of the ground and finished floor level of the approved building by 300mm;
- Installation of air source heat pumps within an associated enclosure together with a new electricity substation building;
- Incorporation of the approved highway works (as shown in the proposed highway improvements plan dwg no. 025 Rev. P7) into the proposed site plan in the interests of consistency between approved plans and drawings;
- Inclusion of proposed new hard and soft landscaping details within the amended proposed site plan together with an associated amendment to condition 6 of the planning permission so that it states: The approved scheme of hard and soft landscaping as shown in drawing no. APL003 Rev. A shall be fully carried out in the first planting and seeding season following the first occupation of the building or the substantial completion of the development, whichever is the sooner. Any trees or plants which, within a period of five years from the completion of development, die, are removed or become seriously damaged or diseased, shall be replaced in the next planting season with others of similar size and species, unless the Local Planning Authority gives written consent to any variation.

Bairds Farm Shop, Field Rear Of Crookthorn Lane Climping BN17 5SN

I refer to your recent application for a Non Material Minor Amendment.

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 change the intensity of the original planning permission, 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 not been accepted as Non-Material Amendments is because the Installation of air source heat pumps within an associated enclosure together with a new electricity substation building would warrant re-consultation with Council departments and statutory bodies and

the structure is of significant size and cannot therefore be considered under section 96A of the Town and Country Planning Act 1990.

From the information submitted unable to take the alterations as a Minor Amendment to CM/16/18/PL.

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