

Brackley Investments Ltd
6 Lower Farm Barns
Bucknell
OX27 7LT

Date: 7th July 2021

Please ask for: Mrs A Gardner

Tel: 01903 737529

Your Ref:

Our Ref: CM/25/21/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 grant of CM/16/18/PL for the raising of the ground and finished floor level of the approved building by 300mm in order to provide a suitable drainage system for the development and incorporation of the approved highway works into the proposed site plan in the interests of consistency between approved plans and drawings.

Bairds Farm Shop 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 been accepted as a Non-Material Amendment to CM/16/18/PL is because they do not materially alter the appearance of the development approved by the planning permission, do not conflict with any conditions of the permission, do not breach any planning policy, do not warrant re-consultation and are within the maximum dimension increase tolerances. The alterations can therefore be considered under section 96A of the Town and Country Planning Act 1990.

The following drawing numbers have been superseded:

APL009 Eastern Elevation
APL010 Southern Elevation
APL011 Western Elevation
APL012 True Elevations

APL013 Sections
and replaced with the following:
APL003 Rev. D Site Plan
APL008 Rev. A Northern Elevation
APL009 Rev. A Eastern Elevation
APL010 Rev. A Southern Elevation
APL011 Rev. A Western Elevation
APL012 Rev. A True Elevations
APL013 Rev. A Sections

Given the amendments to the proposal following receipt of the application it is clarified that this approval does not include the detailed landscaping scheme which has been deleted. This NMA approval now only relates to the proposed change in ground and finished floor levels (by 300mm) and to the revised site plan and highway works drawings which now ensure consistency between the previously approved plans..

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