

Saville Jones Architects
74 Victoria Road
Worthing
BN11 1UN

Date: 10th September 2026

Please ask for: Jonny Cooper
Tel: 01903 737532

Your Ref:

Our Ref: EP/81/26/NMA

Dear Mr Jones,

**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 EP/113/25/HH relating to changes to elevations including amendments to doors, roof, cladding and brickwork.

57 Manor Road East Preston BN16 1PY

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

Non-Material Amendments (NMA) are considered to be 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

This proposal seeks the increase in width of the garage door by 0.5m, amend the type of cladding on the west elevation to Siberian Larch, amend the front and rear doors to be solid aluminium, replace the proposed cantilevered roof with a parapet, adding a zinc roof edge to the west elevation and to amend the proposed fair face brickwork to be painted brick (to match the existing dwelling).

The amendments to material treatment are not considered to have an adverse impact on visual amenity and would be sympathetic to both the existing dwelling and broader locality. The addition of the parapet would be a slight change and would be no greater in height than the existing parapet on the north elevation.

The amendments proposed to the garage door are minor and appropriate for the residential setting and use.

The proposal has been accepted as a non-material amendment because it would not materially alter the character of the property, appearing as an appropriate amendment following the originally extensions and amendments. There would be no resultant harm to design, visual amenity or neighbouring amenity. It can therefore be considered under Section 96A of the Town and Country Planning Act 1990.

From the information submitted I am able to take the alterations as a minor amendment to EP/113/25/HH. The approved plans are Proposed Floor Plans SK 07A, Proposed Elevations SK 09A and Proposed Site Plan SK 11A to replace the previously approved Proposed Floor Plans SK 07, Proposed Elevations SK 09 and Proposed Site Plan SK 11.

I trust this information is of assistance to you.

Yours sincerely

A handwritten signature in black ink, consisting of stylized initials 'NC' followed by a period.

Neil Crowther
Group Head of Planning