



London Borough of Hillingdon, Residents Services, 3N Civic Centre, High Street, Uxbridge, Middlesex UB8 1UW  
 Tel: 01895 250230 Web: [www.hillingdon.gov.uk](http://www.hillingdon.gov.uk)

## Application for a Non-Material Amendment Following a Grant of Planning Permission

### Town and Country Planning Act 1990 (as amended)

#### Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

## Site Location

**Disclaimer:** We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

50

Suffix

Property Name

Address Line 1

Torcross Road

Address Line 2

Address Line 3

Hillingdon

Town/city

Ruislip

Postcode

HA4 0TD

Description of site location must be completed if postcode is not known:

Easting (x)

Northing (y)

511006

186326

Description

## Applicant Details

### Name/Company

Title

Mr

First name

Hrushi

Surname

Punjani

Company Name

### Address

Address line 1

50

Address line 2

Torcross Road

Address line 3

Town/City

RUISLIP

County

Country

Postcode

HA4 0TD

Are you an agent acting on behalf of the applicant?

Yes  
 No

### Contact Details

Primary number

\*\*\*\*\* REDACTED \*\*\*\*\*

Secondary number

Fax number

Email address

\*\*\*\*\* REDACTED \*\*\*\*\*

## Eligibility

Does the applicant have an interest in the part of the land to which this amendment relates?

Yes  
 No

If the applicant is not the sole owner, has notification under Article 10 of the Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended) been given?

Yes  
 No  
 Not applicable

## Description of Your Proposal

Please provide the description of the approved development as shown on the decision letter

### GRANT OF PLANNING PERMISSION

Application number: 14824/APP/2024/543

Date your planning application was submitted: 4th March 2024

Site location: 50 Torcross Road Ruislip

Description: Erection of an outbuilding and shed to rear garden following the demolition of the existing garage.

Application submitted by: Mr Hrushi Punjani

Plans that this decision was based on: See attached Schedule of Plans

2. The development hereby permitted shall not be carried out except in complete accordance with the details shown on plan reference

A-01  
A-02  
A-03  
A-04  
A-06

Reference number

14824/APP/2024/543

Date of decision

25/04/2024

What was the original application type?

Householder planning permission

For the purpose of calculating fees, which of the following best describes the original development type?

**Householder development:** Development to an existing dwelling-house or development within its curtilage  
 **Other:** Anything not covered by the above category

## Non-Material Amendment(s) Sought

Please describe the non-material amendment(s) you are seeking to make

I note that the decision notice (Section 3 on Page 2) includes a condition stating that the materials used in the construction of the external surfaces shall match those used in the existing main dwellinghouse, unless otherwise agreed, as shown on the approved plans. I fully understand that the purpose of this condition is to safeguard the visual amenities of the area, which I am keen to respect as the homeowner. Hence seeking advise/approval and completing this application

Please state why you wish to make this amendment

Due to construction cost considerations, I am proposing to construct the outbuilding using a timber frame. As a result, the external finish would not be traditional brick or block to directly match the main dwelling. However, there are a number of high-quality modern materials available that I believe could achieve an acceptable appearance while remaining sympathetic to the surrounding context. These include, for example:

- Timber cladding
- Composite cladding
- Fibre cement boards
- uPVC cladding

I would therefore be grateful for your guidance on whether such materials would be considered acceptable in principle, and whether a formal application to vary or discharge the relevant condition would be required before proceeding.

My intention is to ensure full compliance with the planning permission and to avoid any future issues, while maintaining a visually appropriate finish for the outbuilding.

I look forward to your advice.

Are you intending to substitute amended plans or drawings?

Yes  
 No

## Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

Yes  
 No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

The agent  
 The applicant  
 Other person

## Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

Yes  
 No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

First Name

\*\*\*\*\* REDACTED \*\*\*\*\*

Surname

\*\*\*\*\* REDACTED \*\*\*\*\*

Reference

14824/APP/2024/543 50 Torcross Road South Ruislip

Date (must be pre-application submission)

25/03/2025

Details of the pre-application advice received

I sent an email from 'hrushipinal@yahoo.co.uk' to 'planning@hillingdon.gov.uk' on the 8th March 2025 seeking advise. I kindly received a response on the 10th March from Richard Buxton, suggesting even though there is no significant alteration it would be wise to put in application of a Non-Material Amendment.

## Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

Yes  
 No

## Declaration

I/We hereby apply for Non-Material Amendment as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

I / We agree to the outlined declaration

Signed

Hrushi Punjani

Date

09/01/2026