



London Borough of Hillingdon, Residents Services, 3N Civic Centre, High Street, Uxbridge, Middlesex UB8 1UW
Tel: 01895 250230 Web: 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	<input type="text"/>
Suffix	<input type="text"/>
Property Name	<input type="text" value="Rosedale College"/>
Address Line 1	<input type="text" value="Wood End Green Road"/>
Address Line 2	<input type="text"/>
Address Line 3	<input type="text" value="Hillingdon"/>
Town/city	<input type="text" value="Hayes"/>
Postcode	<input type="text" value="UB3 2SE"/>

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

Easting (x)	Northing (y)
<input type="text" value="509082"/>	<input type="text" value="181288"/>
Description	
<input type="text"/>	

Applicant Details

Name/Company

Title

Mr

First name

S

Surname

Saul

Company Name

Bouygues UK (on behalf of DfE)

Address

Address line 1

C/o Agent

Address line 2

The Promenade

Address line 3

Clifton Down

Town/City

Bristol

County

Country

United Kingdom

Postcode

BS8 3NE

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

Contact Details

Primary number

***** REDACTED *****

Secondary number

***** REDACTED *****

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

Please add details of all persons notified

Name of person notified:
***** REDACTED *****

House name:

Number:

Suffix:

Address line 1:
Hewens Road

Address Line 2:
Hayes

Town/City:
Middlesex

Postcode:
UB4 8JP

Date notice served:
29/10/2025

Description of Your Proposal

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

Redevelopment of the Rosedale College site to provide improved teaching and sports facilities. Proposed works to include demolition and renovation of existing buildings, the erection of 2 new buildings, plant room, social and dining canopies, multi-use games areas, sports fields and football pitches, new parking area and provision of associated infrastructure. Pupil number to remain unchanged.

Reference number

16034/APP/2023/2812

Date of decision

10/01/2025

What was the original application type?

Full 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

Amendment to wording of Condition 9 to read as follows:

The development hereby approved shall accord with London Plan Policies D5 and D12. A minimum of one fire evacuation lift shall be provided within buildings NTB1 and NTB2. The lifts shall be designed to meet the technical standards set out in BS EN 81-76, BS 9991 and/or BS 9999. Alternatively, appropriate justification as to why these lifts cannot be provided shall be submitted to, and approved in writing by, the local planning authority prior to the occupation of the development.

All such provisions shall remain in place for the life of the development.

REASON:

To ensure the development can accommodate robust emergency evacuation procedures, including measure for those who require step-free egress, in accordance with London Plan (2021) Policies D5 and D12.'

Please state why you wish to make this amendment

Amendment to Condition 9 to amend wording so that it is in line with The London Plan policy D5 and D12, at present it exceeds the requirements of the London Plan and LPG.

Please refer to covering report for full explanation.

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

***** REDACTED *****

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

Condition 9 discussions

Date (must be pre-application submission)

13/10/2025

Details of the pre-application advice received

Confirmed NMA was an option to amend the condition, or to incorporate into the current S73.
Condition 9 rewording was suggested after discussion with Access Officer

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

Stride Treglown

Date

30/10/2025