

Application for a non-material amendment following a grant of planning permission.

Town and Country Planning Act 1990

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.

1. Site Address

Number	
Suffix	
Property name	Botwellears House, Rear of 25 Botwell Lane, Hayes
Address line 1	Botwellears House, Rear of 25 Botwell Lane
Address line 2	
Address line 3	
Town/city	Hayes
Postcode	UB3 2AB
Description of site location must be completed if postcode is not known:	
Easting (x)	509777
Northing (y)	179911
Description	

To make non material amendment to approved application 1644/APP/2020/1061 approved on 7 July 2020. The proposal is to relocate bin stores for Botwellears House tenants to the rear of 23 Botwell Lane (also owned by Mt Sabaratnam who owns Botwellears House). The land has been levelled and concreted, as have the access roads owned by the nearby Church. This would mean that there is no need to alter Flat B's ground floor window, or insert a second gate in the wall bounding Flat B's garden. The owner also wishes to remove the existing garage door and substitute brickwork to match existing.

2. Applicant Details

Title	Mr
First name	K
Surname	Sabaratnam
Company name	Maybank Properties
Address line 1	77, Paxford Road
Address line 2	Wembley
Address line 3	

2. Applicant Details

Town/city	London Borough of Brent
Country	United Kingdom
Postcode	HA0 3RJ
Are you an agent acting on behalf of the applicant?	
Primary number	
Secondary number	
Fax number	
Email address	

☒ Yes ☐ No

3. Agent Details

Title	Ms
First name	Fiona
Surname	Brooke
Company name	Fiona Brooke & Partners
Address line 1	25 Amersham Hill Gardens
Address line 2	
Address line 3	
Town/city	HIGH WYCOMBE
Country	United Kingdom
Postcode	HP13 6QR
Primary number	
Secondary number	
Fax number	
Email	

4. Eligibility

Do you, or the person on whose behalf you are making this application, have an interest in the part of the land to which this amendment relates?	☒ Yes ☐ No
If you are not the sole owner, has notification under article 10 of the Town and Country Planning (Development Management Procedure) (England) Order 2015 been given?	☐ Yes ☐ No ☒ Not Applicable

5. Description of Your Proposal

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

Part change of use of ground floor professional services and part change of use to create ground floor 1 bed self contained flat. Two storey extensions to first and second floor flats (part retrospective).	
Reference number:	1644/APP/2020/1061

5. Description of Your Proposal

Date of decision

07/07/2020

What was the original application type?

Full planning permission

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

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

6. Non-Material Amendment(s) Sought

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

Amend the bin and bike store locations to be at the rear of 23 Botwell Lane as welcomed in the last year by Hillingdon Refuse Collectors. Consequently, Flat B garden need not be reduced in size and Flat B south facing window to the bedroom in Flat B can remain where it is. The proposed new west facing window can be omitted, and the owner wishes to remove the existing garage door on the west elevation and replace it with brick work to match the remainder of Botwellears House.

Are you intending to substitute amended plans or drawings?

☒ Yes ☐ No

If yes please complete the following

Old plan/drawing numbers

496-002 E Proposed Restored Balconies West Elevation
496-003 E Proposed North and South Elevations No change North
496-004 E GF Plans and Bin Bike Stores

New plan/drawing numbers

496-002 F Proposed Restored Balconies West Elevation
496-003 F Proposed North and South Elevations No change North
496-004 F GF Plans and Bin Bike Stores

Please state why you wish to make this amendment

All explained in amendment above

7. 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

8. 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

Ms

First name

Surname

Reference

Date (Must be pre-application submission)

27/08/2020

Details of the pre-application advice received

8. Pre-application Advice

Thank you for your email. It would be necessary to submit an application to vary condition 1 of the planning permission to allow for an extension of time to complete the works. I would recommend submitting a formal application. The application for vary the condition application forms can be found on the Planning portal - amendment to condition 1 (time constraint) was submitted on 16/10/2020 PP-09167837v1
The officer did not comment on the amendments proposed to the window and the bin stores. The planning portal system forces the two items to be dealt with separately, hence this further application regarding the bin and bike store relocation and retaining the existing Flat B Bedroom window

9. 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.

☐ Yes ☒ No

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?

10. Declaration

I/we hereby apply for planning permission/consent as described in this form 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. ☒

Date (cannot be pre-application)

02/11/2020