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

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	33
Suffix	
Property name	
Address line 1	Belmont Road
Address line 2	
Address line 3	
Town/city	Uxbridge
Postcode	UB8 1QT

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

Easting (x)	505580
Northing (y)	184320

Description

2. Applicant Details

Title	
First name	
Surname	Austringer Capital Ltd
Company name	
Address line 1	Barton Hall
Address line 2	Garstang Road
Address line 3	Broughton
Town/city	Preston

2. Applicant Details

Country	
Postcode	PR3 5BT
Primary number	
Secondary number	
Fax number	
Email address	

Are you an agent acting on behalf of the applicant? ◉ Yes ○ No

3. Agent Details

Title	Mr
First name	Paul
Surname	Henderson
Company name	Evolve Architectural Design Ltd
Address line 1	2 St Matthews School House
Address line 2	Stanhill Lane
Address line 3	Oswaldtwistle
Town/city	Accrington
Country	
Postcode	BB5 4PZ
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

Erection of a six storey building on land facing Belmont Road comprising 335 sq m of floor space for use in Classes A1 - A5 at ground floor level and 33 residential dwellings, associated works including disabled car parking areas, landscaping, bin storage and cycle parking.

Reference number:	45222/APP/2015/4692
Date of decision	11/01/2018

5. Description of Your Proposal

What was the original application type? FullPlanningPermission

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

Minor changes to elevation design. This includes alterations to window heights for the residential units on ground floor facing Redford Way, positions of shop front windows on ground floor facing Redford Way and Belmont Road, alteration to the residential entrance on Redford Way and alterations to glazing fenestration to all elevations. Also, alterations to bin store and cycle store design which are located in a concealed area to the rear of the building and are not visible.

Are you intending to substitute amended plans or drawings? ◉ Yes ○ No

If yes please complete the following

Old plan/drawing numbers

8707-P05D
8707-P07E
8707-P08D

New plan/drawing numbers

EAD_038_A_04_001 - Proposed Ground Floor Plan
EAD_038_A_05_001 - Proposed North Elevation
EAD_038_A_05_002 - Proposed East Elevation
EAD_038_A_05_003 - Proposed South Elevation
EAD_038_A_05_004 - Proposed West Elevation

Please state why you wish to make this amendment

The shop front design has been amended to work with pedestrian access points off Belmont Road and re-aligned with elevation detail above.
Ground floor residential windows increased in height due to lowering of the finished floor level in this area. This is to provide a level access threshold and level internal access to the full floor area and the lift to the upper floors. The space isn't large enough to provide the split level arrangement on the original design and space cannot be taken from the residential units as they would not then comply with the required minimum standards.
Residential access altered, this requires an approach ramp from the south to work with the existing footpath levels. This requires space to be lost off retail unit 1 to provide this. This recess ties in with the brick panel in this location to maintain the same appearance/design concept.
Window fenestration altered to provide opening lights. This is to provide occupants with the option to have the windows open rather than just using mechanical ventilation.
Bin store and cycle store redesigned to remove bin storage area form underneath the apartments to reduce fire risk and odour concerns. Redesign also ensures that the required numbers can be accommodated.

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

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

9. Authority Employee/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

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)	16/09/2019