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 Removal or Variation of a Condition following Grant of Planning Permission or Listed Building Consent

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation Areas 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: 392

Suffix:

Property Name: King William Iv Ph

Address Line 1: Sipson Road

Address Line 2: Sipson

Address Line 3: Hillingdon

Town/city: West Drayton

Postcode: UB7 0HT

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

Easting (x): 507163

Northing (y): 177920

Description

Applicant Details

Name/Company

Title

Mr

First name

Rabi

Surname

Shreshta

Company Name

Address

Address line 1

392 King William Iv Ph Sipson Road

Address line 2

Sipson

Address line 3

Town/City

West Drayton

County

Hillingdon

Country

Postcode

UB7 0HT

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

Applicant Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Aryan

Surname

Horoufi

Company Name

Ace Engineering Solutions

Address

Address line 1

14 Huxley Gardens

Address line 2

Address line 3

Park Royal

Town/City

London

County

Country

Postcode

NW10 7EA

Contact Details

Primary number

***** REDACTED ******

Secondary number

Fax number

Email address

***** REDACTED ******

Description of the Proposal

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

Variation of Condition 3 (Foul and Surface Water) attached to planning permission 6928/APP/2026/576,

Reference number

6928/APP/2026/576

Date of decision (date must be pre-application submission)

03/07/2026

Please state the condition number(s) to which this application relates

Condition number(s)

This application relates to Condition 4 attached to planning permission ref. 24/00609/FULL, dated 19 June 2024. Condition 4 restricts the approved development to a maximum occupancy of 15 persons at any given time. The application seeks to vary Condition 4 to increase the maximum occupancy to 45 persons at any given time.

Has the development already started?

◯ Yes
⊘ No

Condition(s) - Variation/Removal

Please state why you wish the condition(s) to be removed or changed

The applicant seeks to vary Condition 3 to enable the Local Planning Authority to consider and approve a comprehensive, site-specific drainage and environmental management scheme for the existing car wash.

Following investigations into the existing drainage arrangements and confirmation that the receiving sewer is a combined sewer, a detailed Drainage and Environmental Management Report has been prepared.

The proposed scheme incorporates a Class I full-retention silt and oil separator, appropriate wastewater collection and treatment arrangements, and ongoing maintenance measures to prevent pollution and protect the surrounding environment.

The proposed variation does not seek to remove or reduce the environmental safeguards required by the original planning permission.

In addition, the overspray mitigation screens associated with Condition 4 have already been installed, and photographic evidence is provided to demonstrate compliance.

If you wish the existing condition to be changed, please state how you wish the condition to be varied

It is proposed that Condition 3 be varied to read as follows:

"The foul and surface water drainage arrangements for the development shall be carried out in accordance with the Drainage and Environmental Management Scheme submitted in support of this application and approved in writing by the Local Planning Authority.

The scheme shall include measures to collect, contain and treat surface water runoff and wastewater arising from car wash operations, including pressure washing, ensuring that contaminated runoff does not discharge onto adjoining land or neighbouring properties.

The approved drainage and treatment measures shall be implemented in accordance with the approved scheme and thereafter retained and maintained for as long as the development remains in existence."

No amendment to Condition 4 is proposed, as the overspray mitigation screens have already been installed. Supporting photographic evidence is submitted to demonstrate compliance.

Site Visit

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

- [x] Yes
- [ ] No

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

- [x] The agent
- [ ] The applicant
- [ ] Other person

Pre-application Advice

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

- [ ] Yes
- [x] No

Ownership Certificates and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?
E.g. All the land is owned by a single individual

◯ Yes
⊘ No

Is the land owned by multiple individuals, or has agricultural tenants where the details of all individuals are known by the Applicant?
E.g. The land is owned by 2 people and the applicant can provide details of those owners.

⊘ Yes
◯ No

Certificate Of Ownership - Certificate B

I certify/ The applicant certifies that:

⊘ **I have/The applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner* and/or agricultural tenant** of any part of the land or building to which this application relates; or**
◯ **The applicant is the sole owner of all the land or buildings to which this application relates and there are no other owners* and/or agricultural tenants**.**

*** "owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.**

**** "agricultural tenant" has the meaning given in section 65(8) of the Town and Country Planning Act 1990**

Owner/Agricultural Tenant

Name of Owner/Agricultural Tenant:
***** REDACTED ******

House name:
Bury St Edmunds

Number:

Suffix:

Address line 1:

Address Line 2:

Town/City:
London

Postcode:
IP33 1QT

Date notice served (DD/MM/YYYY):
03/11/2026

Person Family Name:

Person Role

⊘ The Applicant
◯ The Agent

Title

Mr

First Name

Rabi

Surname

Shreshta

Declaration Date

03/11/2026

☑ Declaration made

Declaration

I/We hereby apply for Removal/Variation of a condition 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

Aryan Horoufi

Date

04/11/2026