



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

382

Suffix

Property Name

Address Line 1

Bath Road

Address Line 2

Address Line 3

Hillingdon

Town/city

Heathrow

Postcode

UB7 0DH

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

Easting (x)

Northing (y)

505932

176991

Description

Applicant Details

Name/Company

Title

Mr

First name

Jay

Surname

Verma

Company Name

Address

Address line 1

382 Bath Road

Address line 2

Address line 3

Town/City

Heathrow

County

Hillingdon

Country

Postcode

UB7 0DH

Are you an agent acting on behalf of the applicant?

Yes
 No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

Mr

First name

Richard

Surname

Conroy

Company Name

Total Planning

Address

Address line 1

37

Address line 2

Beresford Avenue

Address line 3

Hanwell

Town/City

London

County

Country

United Kingdom

Postcode

W7 3AJ

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

Demolition of the existing building and construction of four dwelling houses.

Reference number

76608/APP/2022/197

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

12/09/2022

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

Condition number(s)

7 Archaeological Written Scheme of Investigation (WSI), 12 Low Emission Strategy, and 15 Land Contamination

Has the development already started?

Yes
 No

If Yes, please state when the development was started (date must be pre-application submission)

06/01/2023

Has the development been completed?

Yes
 No

Condition(s) - Variation/Removal

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

Please see accompanying covering letter for details.

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

The proposal seeks to vary the conditions to:

Condition 7 – Prior to occupation, a written scheme of investigation (WSI)

The development shall be carried out in complete accordance with the measures and procedures set out in the Written Scheme of Investigation for Archaeological Monitoring and Recording dated September 2024 and prepared by ADAS. Where necessary, prior to occupation of the development, a post investigation assessment and subsequent analysis, publication and dissemination and deposition of resulting material shall be submitted to and approved by the Local Planning Authority.

Reason: To safeguard the site's archaeological interest in line with paragraph 205 of the NPPF and Policy DMHB 7 of the Hillingdon Local Plan Part 2 (2020).

Condition 12 Low Emission Strategy

The development shall be constructed and completed in full accordance with the Low Emission Strategy dated December 2022 and prepared by Iceni.

REASON

As the application site is within an Air Quality Management Area, and to reduce the impact on air quality in accordance with policy EM8 of the Local Plan: Part 1 (November 2012), policy DMEI 14 of the London Borough of Hillingdon Local Plan (part 2), the London Borough of Hillingdon Air Quality Action Plan 2019-2023, London Plan (2021) policy SI1 and T4, and paragraphs 174(e), 186 and 188 of the National Planning Policy Framework (2021).

Condition 15 Land Contamination

Prior to occupation of the development, a verification report shall be submitted to and approved in writing by the Local Planning Authority. Before any part of the development is occupied, all imported soils shall be independently tested for chemical contamination, and the results of this testing shall be submitted and approved in writing by the Local Planning Authority.

REASON To ensure that risks from land contamination to the future users of the land and neighbouring land are minimised, together with those to controlled waters, property and ecological systems and the development can be carried out safely without unacceptable risks to workers, neighbours and other offsite receptors in accordance with Hillingdon Local Plan: Part 2 (January 2020) Policies - DMEI 11: Protection of Ground Water Resources and DMEI 12: Development of Land Affected by Contamination.

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

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?

Yes
 No

Is any of the land to which the application relates part of an Agricultural Holding?

Yes
 No

Certificate Of Ownership - Certificate A

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding**

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

** "agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act.

NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.

Person Role

The Applicant
 The Agent

Title

Mr

First Name

Richard

Surname

Conroy

Declaration Date

22/09/2024

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

Richard Conroy

Date

22/09/2024