



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

Suffix

Property Name

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

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

Easting (x)

Northing (y)

Description

Land at Yiewsley Library and Former Yiewsley Pool, Falling Lane, Otterfield Road, Yiewsley

Applicant Details

Name/Company

Title

Mr

First name

Josh

Surname

Dyson

Company Name

Bugler Developments Limited

Address

Address line 1

Bugler House

Address line 2

45 London Road

Address line 3

25 High Street

Town/City

Rickmansworth

County

Herts

Country

United Kingdom

Postcode

WD3 1ET

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Agent Details

Name/Company

Title

Mrs

First name

Holly

Surname

Mitchell

Company Name

Simply Planning

Address

Address line 1

8/9 Stephen Mews

Address line 2

Gresse Street

Address line 3

Town/City

London

County

Country

| |
|---------|
| W1T 1AF |
|---------|

Primary number

***** REDACTED *****

Secondary number

Fax number

| |
|--|
| |
|--|

Email address

***** REDACTED *****

Does the applicant have an interest in the part of the land to which this amendment relates?

- 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?

- Please add details of all persons notified

Name of person notified:

***** REDACTED *****

House name:

Number:

Suffix:

Address line 1:

LONDON BOROUGH OF HILLINGDON

Address Line 2:

2E/10 CIVIC CENTRE

Town/City:**Postcode:**

UB8 1UN

Date notice served:

09/05/2025

Description of Your Proposal

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

Formal Description: Demolition of existing Yiewsley Library Building and the erection of a new residential building on the Yiewsley Library site (Falling Lane) and the erection of a new mixed use building on the former Yiewsley Swimming Pool site (Otterfield Road), with a replacement library at ground floor level, residential uses above and new pedestrian access off of the High Street.

Reference number

76795/APP/2023/2503

Date of decision

02/09/2024

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

- Alterations to the design of the stair and lift core layouts and service provision, predominantly internal to reflect up to date safety requirements for fire and provide required lobbies and fire compartmentalisation, there is a minor outwards adjustment but this cannot be considered a material change;

- The plant room / substation extension necessitated by statutory supplier demands requiring minor amendments to the layout of the scheme and the parking to accommodate the change

- The changes to site levels require a small increase in the height of the building.

- Additional shutters have been added and some bris soleil removed due to updated overheating requirements;

- Minor amendments to boundary treatments are proposed. Railings are proposed to replace some hit and miss brick walling due to the need for additional ventilation and visibility. The Rabbs Farm car park roller shutter has been omitted as it is not considered to be necessary;

Please state why you wish to make this amendment

To ensure the scheme is buildable and meets up to date fire regulations.

Are you intending to substitute amended plans or drawings?

- ☒ Yes
- ☐ No

If yes, please complete the following details

Old plan/drawing numbers

M9534- APL104-C SITE PLAN
M9534- APL106-C GROUND
M9534- APL107-B FIRST
M9534- APL108-B SECOND
M9534- APL109-B THIRD
M9534- APL110-B FOURTH
M9534- APL111-B ROOF
M9534- APL112-B FALLING LANE ELEVATION
M9534- APL113-C HIGH STREET ELEVATION
M9534- APL114-C SOUTH EAST ELEVATION
M9534- APL115-B NORTH EAST ELEVATION

New plan/drawing numbers

1263-HUN-01-00-DR-A-03-1001
1263-HUN-01-00-DR-A-05-1100
1263-HUN-01-00-DR-A-05-1101
1263-HUN-01-00-DR-A-05-1002
1263-HUN-01-00-DR-A-05-1103
1263-HUN-01-00-DR-A-05-1104
1263-HUN-01-00-DR-A-05-1105
1263-HUN-01-ZZ-DR-A-07-1001
1263-HUN-01-ZZ-DR-A-07-1002

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

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

Holly Mitchell

Date

09/06/2025