South Tyneside Council

Planning Group
South Tyneside Council, Town Hall & Civic Offices,
Westoe Road, South Shields, Tyne and Wear, NE33 2RL
Email: planningapplications@southtyneside.gov.uk
Tel: 0191 424 7421

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

Suffix

Property Name

Downhill Cottage West

Address Line 1

Downhill Lane

Address Line 2

Address Line 3

South Tyneside

Town/city

West Boldon

Postcode

NE36 0AX

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

Easting (x)

434739

Northing (y)

560438

Description

Applicant Details

Name/Company

Title

Ms

First name

Eve

Surname

Richardson

Company Name

Address

Address line 1

Downhill Cottage West Downhill Lane

Address line 2

Address line 3

Town/City

West Boldon

County

South Tyneside

Country

United Kingdom

Postcode

NE36 0AX

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

Contact Details

Primary number

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

Secondary number

Fax number

Email address

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

Agent Details

Name/Company

Title

First name

David

Surname

Walton

Company Name

Valley Environmental Consulting Ltd

Address

Address line 1

8 Primrose Gardens

Address line 2

Address line 3

Town/City

Ryton

County

Country

Postcode

NE21 4NU

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

Extension to rear elevation, repair or replacement of windows, new cill height to

kitchen window, replacement of external door and internal alterations

Reference number

ST/0245/22/HFUL

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

22/09/2022

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

Condition number(s)

2 The development shall be carried out in accordance with the approved plan(s) as detailed below
Drg No. 210.02 Rev. B received 27/07/2022
Drg No. 210.03 Rev. B received 27/07/2022
Drg No. 220.01 Rev. B received 27/07/2022
Drg No. 200.01 Rev. B received 28/04/2022
Drg No. 230.01 Rev. B received 21/03/2022
Drg No. 240.01 Rev. A received 21/03/2022
Any minor material changes to the approved plans will require a formal planning application under S73 of the Town and Country Planning Act 1990 to vary this condition and substitute alternative plans.
In order to provide a procedure to seek approval of proposed minor material change which is not substantially different from that which has been approved.

Has the development already started?

- [x] Yes
- [ ] No

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

01/01/2023

Has the development been completed?

- [ ] Yes
- [x] No

Condition(s) - Variation/Removal

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

Changes to availability of Materials

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

Change to cladding to Pine Planed Spruce T&G Cladding painted with black zinsser exterior paint
Change to Aluminium Bifold Doors
Change Roof to Marley Smooth Grey Interlocking Tiles

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?

- [ ] The agent
- [x] 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?

- [x] Yes
- [ ] No

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

- [ ] Yes
- [x] 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

- [x] The Applicant
- [ ] The Agent

Title

Ms

First Name

Eve

Surname

Richardson

Declaration Date

28/04/2023

- [x] Declaration made

Declaration

I / We hereby apply for Removal/Variation of a condition as described in this form and 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 options of the persons giving them. I / We also accept that: Once submitted, this information will be transmitted to the Local Planning Authority and, once validated by them, be made available 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.

- [x] I / We agree to the outlined declaration

Signed

David Walton

Date

24/04/2023