

24/01/25

Dear Sir/Madam

**S96A PLANNING APPLICATION – THE TOWN & COUNTRY PLANNING ACT 1990 (AS AMENDED)**

**NON-MATERIAL AMENDMENT TO FULL PLANNING PERMISSION 2022/2398/P.**

**12 PILGRIMS LANE, LONDON, NW3 1SN**

On behalf of our client, please find enclosed an application for a S96A application in relation to the above planning permission. This application seeks a non-material amendment to the description of development.

**Application background**

Planning permission (2022/2398/P) was granted on 30 March 2023 for the following: *‘Removal of existing two storey part including garage on northern side (next to no. 14) and replacement with a single storey garage extension, extending to rear and including a garage. Erection of lower ground/basement and ground floor extensions, extending to side and rear. Erection of two storey side extension (on southern side). Erection of roof extension to front two storey part and installation of three dormer windows at front and three dormer windows at rear.’*

Due to the costs, party wall issues and construction methodology which make the scheme difficult to develop, our client would like to consider amending the scheme to significantly reduce the extent of works. Thus, this application seeks a non-material amendment to the description of development to enable a S73 application to come forward for the amended scheme.

**Proposed non-material amendment**

This application seeks to amend the description of development for planning permission 2022/2398/P as follows:

***Extensions and alterations to dwelling including ground floor, basement, rear and side extensions and roof extension with installation of dormer windows.***

## **Summary**

The proposed changes seek only to vary the description of development and is considered to be non-material.

I trust the submission is clear but if you require any points of clarification or have any questions, please do not hesitate to contact me.

Yours faithfully

**Ian Pickup**  
**Director**  
**SM Planning**