

19 September 2019

Planning Department  
London Borough of Camden  
2nd Floor, 5 Pancras Square  
c/o Town Hall, Judd Street  
London  
WC1H 9JE

The Savills logo consists of the word "savills" in a lowercase, red, sans-serif font, positioned on a solid yellow rectangular background.

Emilios Tsavellas  
E: emilios.tsavellas@savills.com  
DL: +44 (0) 207 877 4742

33 Margaret Street  
London W1G 0JD  
T: + 44 (0) 20 7499 8644  
F: + 44 (0) 20 7495 3773  
savills.com

Dear Sir/Madam,

**Non Material Amendment (S96A) to 2017/5156/P - 22 South Hill Park Gardens, NW3 2TG**

I write in support of an S96A application for non-material amendments to planning permission ref: 2017/5156/P which, by decision notice dated 23 November 2018, allowed for

*Erection of single storey rear extension; conversion of 1x2-bed unit into 2x1-bed units (C3) and associated external alterations including the conversion of two rear first floor windows into french doors with juliet balconies.*

The previous applicant has since sold the site and the new applicant is seeking to make non material amendments to the consented layout of the first floor flats. This Section 96A application therefore seeks to vary condition 3 to allow for the following drawings changes:

**Drawing to be varied**

175-103 (First Floor Proposed Plan)

**New drawing**

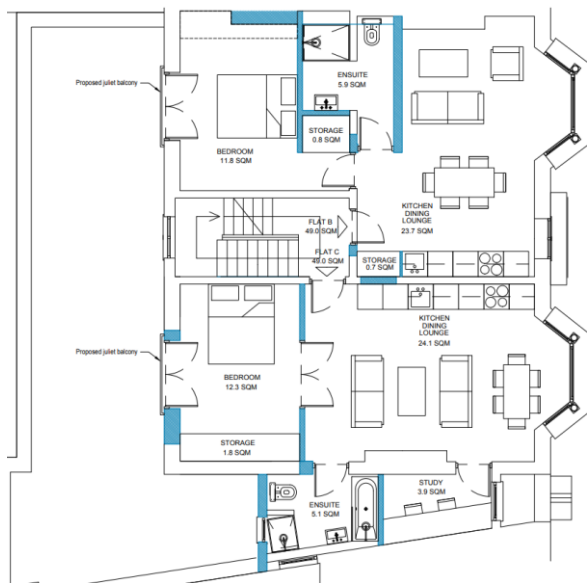
175-103 REV A (First Floor Proposed Plan)

No other changes are proposed.

**Proposed Non-Material Amendment**

Section 96A of the Town and Country Planning Act 1990 (as amended) allows a non-material amendment (NMA) to be made to an existing planning permission via a simple application procedure with a quick decision time. There is no statutory definition for what constitutes an NMA, but the NPPG states that whether an amendment is material will ultimately depend on the nature and context of the overall scheme (Paragraph: 002 Reference ID: 17a-002-20140306).

We consider that the proposed changes are non-material as they are simply internal alterations to change the configuration of the room layouts and, in normal circumstances, would not require planning permission as they do not amount to development. They have no impact on the external appearance of the building, the consented unit mix or the living quality of the proposed flats. There would be no change to the description of development.



*Consented first floor plan - 175-103*



*Proposed first floor plan - 175-103 Rev A*

As shown in the floor plans above, the proposed internal changes are minor and would not materially affect the scheme.

## Conclusion

In summary, a non-material amendment is sought to planning permission ref: 2017/5156/P. This NMA proposes the variation of condition 3 to allow for minor internal alterations to the layout of the first floor flats. We conclude that this is a non-material change as it has no impact on the developments appearance, unit mix or living quality.

I trust the above is clear but do not hesitate to contact me should you wish to discuss further.

Yours sincerely



Emiliós Tsavellas  
Savills Planning