

**TOWN AND COUNTRY PLANNING ACT 1990, SECTION 96A**

<b>Application number:</b>	22/00251/NMA
<b>Validated on:</b>	8 <sup>th</sup> March 2022
<b>Site address:</b>	Claremont House 42 London Road
<b>Proposal:</b>	Non-material amendment to permission 21/00293/FUL and 20/000829/LBC. Proposal to increase the length of wall to be removed and replaced from 16m to 21m.

This application is considered as a non-material change to the planning permission issued under 21/00293/FUL and 20/00829/LBC.

Therefore in exercise of its powers under the above-mentioned Act the City Council as the Local Planning Authority **RAISE NO OBJECTION** to the development described above in accordance with the terms of the application and the plan/s submitted therewith subject to the following conditions:

**Condition 1**

The development shall be carried out in accordance with the following drawings and any conditions attached to planning permission issued under reference 18/00142/FUL and Listed Building Consent 20/00829/LBC except where plans are superseded by this decision notice:

5009133-RDG-XX-00-DT-S-0100-B proposed replacement wall details

**Reason**

To ensure that the development is carried out in accordance with the approved plans and to clarify that this decision only relates to the non-material amendments that are being sought. It is not a reissue of the original planning permission, which still stands. The documents should be read together.

**Condition 2**

**Archaeological Written Scheme of Investigation- Submission of Details**

No demolition or development shall start within the application site until a written scheme of investigation of archaeological remains, including a timetable for the investigation, has been submitted to and approved in writing by the local planning authority. The scheme shall include an assessment of significance and research questions; and:

- a) The programme and methodology of site investigation and recording.
- b) The programme for post investigation assessment.
- c) Provision to be made for analysis of the site investigation and recording.
- d) Provision to be made for publication and dissemination of the analysis and records of the site investigation
- e) Provision to be made for archive deposition of the analysis and records of the site investigation
- f) Nomination of a competent person or persons/organisation to undertake the works set out within the Written Scheme of Investigation.

**Reason**

To make provision for a programme of archaeological mitigation, so as to record and advance understanding of any heritage assets which will be lost.

**Condition 3****Archaeological Written Scheme of Investigation- Implementation of Approved Scheme**

All demolition and development shall take place in accordance with the Written Scheme of Investigation of archaeological remains. This condition shall not be discharged until the site investigation and post investigation assessment has been completed in accordance with the programme set out in the Written Scheme of Investigation approved under condition 2, provision has been made for the analysis, publication and dissemination of results and archive deposition has been secured.

**Reason**

To make provision for a programme of archaeological mitigation, so as to record and advance understanding of any heritage assets which will be lost.

**Jon Bishop**

Planning and Development Control Manager

**Decision date: 25<sup>th</sup> April 2022**

**PLEASE SEE NOTES SET OUT IN THE ENCLOSED LEAFLET**