



Application: 20231047

**TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE)
(ENGLAND) ORDER 2015 (AS AMENDED)**

**REFUSAL OF A NON-MATERIAL AMENDMENT FOLLOWING A GRANT OF PLANNING
PERMISSION**

To: **Mr Alok Yadev
C/O Mr Andrew Wilson, Cameron Wilson Project Services Limited
20 Lodge Drive
Moulton
Northwich
CW9 8RQ**

TAKE NOTICE that the **GRAVESHAM BOROUGH COUNCIL**, the Local Planning Authority under the Town and Country Planning Act 1990, **HAS REFUSED** detailed plans and particulars submitted on 11th October 2023 as a non-material amendment to the Notification of Grant of Planning Permission reference 20191051 to Develop Land dated 5 July 2021 in respect of:-

Subdivision of the existing retail units at ground floor to provide 2 x new retail units, 1 x D2 Leisure together with the conversion and extensions of the upper floors. These will incorporate 1 office, and 35 residential units ranging from studio, 1 bed and 2 beds, as well as associated amenity, landscaping, parking, waste and cycle storage.

at **Poundworld Plus
1 - 2 King Street &
34 & 35 High Street
Gravesend
Kent
DA12 2EB**

and being **Application for a non-material amendment to planning permission reference number 20191051 to allow for the classification of a Class E rating and for an extension to the opening hours for Monday to Saturday 7:00am to 21:00pm.**

and the grounds of refusal are:-

1. A non-material amendment application is the incorrect procedure in which to apply for confirmation on the use class of the premises and to extend the existing conditioned opening hours. As such the proposal cannot be dealt with as a non-material amendment.

Your attention is drawn to the following informatives

INFORMATIVES:-

1 DRAWINGS AND DOCUMENTS

For the avoidance of doubt the decision to refuse this application was taken in relation to the following plans and documents:

- o Application form;
- o Block Plan (1:500); and
- o Location Plan (1:1250).

2 INFORMATION FOR THE APPLICANT

For confirmation on the use class of the premises the applicant would need to submit a Lawful Development Certificate. The applicant would need to submit an application for variation of condition to vary the opening hours.

Dated: 7 November 2023

**Civic Centre
Windmill Street
Gravesend
Kent
DA12 1AU**

Wendy Lane MRTPI
Assistant Director (Planning)
Planning Service

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