



planning.general@gravesham.gov.uk / 01474 33 73 91
 Civic Centre, Windmill Street, Gravesend DA12 1AU

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	2 Hardys Corner, Top Yard
Address Line 1	Vale Road
Address Line 2	Northfleet
Address Line 3	Kent
Town/city	Gravesend
Postcode	DA11 8BZ

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

Easting (x)	Northing (y)
562795	173637

Description

Applicant Details

Name/Company

Title

First name

Surname

BRT Properties Kent Ltd

Company Name

Address

Address line 1

2 Vale Road

Address line 2

Northfleet

Address line 3

Town/City

Gravesend

County

Kent

Country

Postcode

DA11 8BZ

Are you an agent acting on behalf of the applicant?

- ☒ Yes
- ☐ No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Offset

Surname

Architects

Company Name

Offset Architects

Address

Address line 1

Nepicar House

Address line 2

London Road

Address line 3

Wrotham Heath

Town/City

Sevenoaks

County

Country

United Kingdom

Postcode

TN15 7RS

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

Erection of a three storey building with rooms in the roof space to provide 14 x two bedroom self-contained flats, with associated access, car parking, cycle parking, refuse stores and amenity space.

Reference number

Application Ref: 20211582

Appeal Ref: APP/K2230/W/22/3302467

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

07/08/2023

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

Condition number(s)

2

Has the development already started?

☐ Yes

☒ No

Condition(s) - Variation/Removal

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

Change of Approved drawings which following comments received from the Appeal Inspector, the client is seeking to alter the design of the windows and different sized dormers creating a more satisfying architectural rhythm within the context of the local area and facing residential buildings. The client has also raised Secure By Design concerns with Ground Floor doors accessing private terraces and is seeking to alter these to windows and adjust the landscaping to suit. There is no change in area or number of units.

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

2) The development hereby permitted shall be carried out in accordance with the following approved plans and supporting documents:
7985-PD-06 Rev A (proposed landscaping and exterior lighting)
7985-PD-05 Rev A (refuse and cycle stores)
7985-PD-04 Rev A (proposed elevations and sections)
7985-PD-03 Rev B (proposed 2nd floor, 3rd floor and roof plans)
7985-PD-02 Rev B (proposed ground and 1st floor plans)
7985-PD-01 Rev C (proposed site layout)

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☒ Yes
☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☐ The agent
☒ The applicant
☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- ☐ Yes
☒ 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?

- ☒ Yes
☐ No

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

- ☐ Yes
☒ 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

- ☐ The Applicant
- ☒ The Agent

Title

First Name

Offset

Surname

Architects

Declaration Date

01/11/2024

☒ Declaration made

Declaration

I/We hereby apply for Removal/Variation of a condition as described in the questions answered, details provided, and the 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 opinions of the person(s) giving them.
I/We also accept that, in accordance with the Planning Portal's terms and conditions:
- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published 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.

☒ I / We agree to the outlined declaration

Signed

Offset Architects

Date

01/11/2024