

Recommendation: **GRANT PERMISSION**

CS12	(Chichester Harbour Area of Outstanding Natural Beauty (AONB))
CS15	(Flood and Coastal Erosion)
CS16	(High Quality Design)

Listed Building Grade: Not applicable.
Conservation Area: Emsworth

5 Statutory and Non Statutory Consultations

This application has been submitted under legislation introduced to allow for applications for non-material changes to Planning Permissions. The Government has advised that the requirements for design and access statements, publicity and consultation, and to take reasonable steps to identify unknown owners, would have applied to the original application if relevant. Therefore, those requirements do not apply to this type of application.

Notwithstanding this, in this case the views of the Conservation Consultant have been sought and there are no concerns.

6 Planning Considerations

Section 96A of the Town and Country Planning Act 1990, as amended, sets out that when considering an application for a non-material amendment:

In deciding whether a change is material, a local planning authority must have regard to the effect of the change, together with any previous changes made under this section, on the planning permission as originally granted.

Having regard to the relevant policies of the development plan it is considered that the main issues arising from this minor amendment application are:

- (i) Impact on the application site, locality and neighbouring amenity

In each respect, the proposed amendments would have a lesser or negligible impact compared to the proposals already approved. It is therefore considered that the proposals would accord with the relevant policy criteria, and the conclusions already reached in the determination of application APP/15/00178.

7 Conclusion

The application is considered to be acceptable and the non-material change is recommended for approval.

9 RECOMMENDATION:

That the Executive Head of Planning and Built Environment be authorised to **GRANT PERMISSION** for application APP/15/00589, subject to the following conditions:

- 1 The development hereby permitted shall be carried out in accordance with the following approved plans:

- 14-163/103 B (Proposed Site and Block Plans)
- 14-163/104 B (Proposed Plans)
- 14-163/105 B (Proposed Plans)
- 14-163/106 B (Proposed Plans)
- 14-163/108 B (Proposed Elevations)

Reason: - To ensure provision of a satisfactory development.