

Place Division / Development Management

Web: www.richmond.gov.uk/planning
Email: envprotection@richmond.gov.uk
Tel: 020 8891 1411
Textphone: 020 8891 7120



Alexandra Martin
LUC
250 Waterloo Road
London
SE1 8RD

Letter Printed 26 July 2024

FOR DECISION DATED
26 July 2024

Dear Sir/Madam

Application for a non-material amendment following a grant of planning permission
The Town and Country Planning Act 1990, (as amended)
The Town and Country Planning (Development Management Procedure) (England) Order 2015
Decision Notice

Application: 21/1537/NMA
Your ref: KHS Non-Material Amendment Co...
Our ref: DC/KNP/21/1537/NMA/NMA
Applicant: Mr John Loveland
Agent: Alexandra Martin

WHEREAS in pursuance of the planning permission numbered KHS Non-Material Amendment Co... for the development of land situated at:

Kings House School 68 Kings Road Richmond TW10 6ES

for the proposal shown below with the requested amendment/s shown in square brackets,

Non material amendment to planning approval 21/1537/FUL to amend the wording of condition DV49 (Construction Management Statement). Proposed wording as follows:

'Prior to the commencement of each development phase(s), no development shall take place including any works of demolition, until a Construction Management Statement (to include any demolition works) has been submitted to and approved in writing by the Local Planning Authority for that phase(s). The approved plan shall be adhered to throughout the relevant construction phase(s). The Statement shall provide for....'

the amendment request is considered to be a non-material amendment to the planning permission and no further application would be required in respect of this alteration. The conditions attached to the original permission still apply, however should there be any further information we feel you should be aware of, these will be shown in the attached schedule as conditions and informatives.

Yours faithfully

A handwritten signature in black ink, appearing to read 'R. Angus', with a long horizontal flourish extending to the right.

Robert Angus
Head of Development Management

SCHEDULE OF CONDITIONS AND INFORMATIVES FOR APPLICATION 21/1537/NMA

APPLICANT NAME

Mr John Loveland
68 Kings House School Kings Road
Richmond
Richmond Upon Thames
TW10 6ES

AGENT NAME

Alexandra Martin
250 Waterloo Road
London
SE1 8RD

SITE

Kings House School 68 Kings Road Richmond TW10 6ES

PROPOSAL

Non material amendment to planning approval 21/1537/FUL to amend the wording of condition DV49 (Construction Management Statement). Proposed wording as follows: 'Prior to the commencement of each development phase(s), no development shall take place including any works of demolition, until a Construction Management Statement (to include any demolition works) has been submitted to and approved in writing by the Local Planning Authority for that phase(s). The approved plan shall be adhered to throughout the relevant construction phase(s). The Statement shall provide for...'

SUMMARY OF CONDITIONS AND INFORMATIVES

CONDITIONS

U0185835	Formerly DV49 - Construction Statement
----------	--

INFORMATIVES

U0093254	Variation of Condition
----------	------------------------

DETAILED CONDITIONS AND INFORMATIVES

DETAILED CONDITIONS

U0185835 Formerly DV49 - Construction Statement

Prior to the commencement of each development phase(s) referenced within the table on page 2 of the cover letter dated 21/06/2024 and received at the LPA on 21/06/2024, no development shall take place including any works of demolition, until a Construction Management Statement (to include any demolition works) has been submitted to and approved in writing by the Local Planning Authority for that phase(s). The approved plan shall be adhered to throughout the relevant construction phase(s). The statement shall provide for:

1. The size, number, routing and manoeuvring tracking of construction vehicles to and from the site, and holding areas for these on/off site;
2. Site layout plan showing manoeuvring tracks for vehicles accessing the site to allow these to turn and exit in forward gear;
3. Details and location of parking for site operatives and visitor vehicles (including measures taken to ensure satisfactory access and movement for existing occupiers of neighbouring properties during construction);
4. Details and location where plant and materials will be loaded and unloaded;
5. Details and location where plant and materials used in constructing the development will be stored, and the location of skips on the highway if required;
6. Details of any necessary suspension of pavement, roadspace, bus stops and/or parking bays;
7. Details where security hoardings (including decorative displays and facilities for public viewing) will be installed, and the maintenance of such;
8. Details of any wheel washing facilities;
9. Details of a scheme for recycling/disposing of waste resulting from demolition and construction works (including excavation, location and emptying of skips);
10. Details of measures that will be applied to control the emission of noise, vibration and dust including working hours. This should follow Best Practice detailed within BS5288:2009 Code of Practice for Noise and Vibration Control on Construction and Open Sites;
11. Details of any highway licenses and traffic orders that may be required (such as for licences for any structures / materials on the highway or pavement; or suspensions to allow the routing of construction vehicles to the site);
12. Details of the phasing programming and timing of works;
13. Where applicable, the Construction Management Statement should be written in conjunction with the Arboricultural Method Statement, and in accordance with British Standard BS5837:2012 'Trees in relation to design, demolition and construction - recommendations', in particular section 5.5, 6.1, 6.2, 6.3 and 7;
14. A construction programme including a 24 hour emergency contact number;
15. See also TfL guidance on Construction Logistics Plans.

REASON: In the interests of highway and pedestrian safety together with the amenity of the area..

DETAILED INFORMATIVES

U0093254 Variation of Condition

This permission in no way varies any other condition of planning permission 21/1537/FUL approved 10/06/2022.

END OF SCHEDULE OF CONDITIONS AND INFORMATIVES FOR APPLICATION
21/1537/NMA
