DEVELOPMENT SERVICES
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Application for a Non-Material Amendment Following a Grant of Planning Permission

Town and Country Planning 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

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

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

Easting (x)

440887

Northing (y)

350294

Description

Land at Ashover Close, off Porterhouse Road, Ripley, Derbyshire.

Applicant Details

Name/Company

Title

Mr

First name

Surname

Khaliq

Company Name

Langridge Homes Ltd

Address

Address line 1

17-21 Clumber Avenue

Address line 2

Sherwood Rise

Address line 3

Town/City

Nottingham

County

Country

Postcode

NG5 1AG

Are you an agent acting on behalf of the applicant?

◯ Yes
⊘ No

Contact Details

Primary number

***** REDACTED ******

Secondary number

Fax number

Email address

***** REDACTED ******

Eligibility

Does the applicant have an interest in the part of the land to which this amendment relates?

- [x] Yes
- [ ] No

If the applicant is not the sole owner, has notification under Article 10 of the Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended) been given?

- [ ] Yes
- [ ] No
- [x] Not applicable

Description of Your Proposal

Please provide the description of the approved development as shown on the decision letter

Proposed erection of 10 no detached houses with garaging/parking

Reference number

AVA/2006/0404

Date of decision

08/01/2007

What was the original application type?

Full planning permission

For the purpose of calculating fees, which of the following best describes the original development type?

- [ ] **Householder development:** Development to an existing dwelling-house or development within its curtilage
- [x] **Other:** Anything not covered by the above category

Non-Material Amendment(s) Sought

Please describe the non-material amendment(s) you are seeking to make

Substitution of house types and other minor amendments to the approved planning layout.

Please state why you wish to make this amendment

We are seeking to substitute the house types identified on the previously approved NMA (Ref: AVA/2015/0214) planning layout (Drawing Ref: A36/03 Rev L). These amendments have become necessary due to evolving market conditions and updates to Building Regulations, which require adjustments to the approved house types. The proposed changes are modest in scope and do not alter the fundamental principles or character of the approved scheme. Notably, the site will now comprise 9 plots rather than the previously approved 10, while maintaining the overall design intent and quality of the development. The properties will be fitted with Air Source Heat Pumps and PV panels to incorporate elements of the Future Homes Standard.

Are you intending to substitute amended plans or drawings?

- [x] Yes
- [ ] No

If yes, please complete the following details

Old plan/drawing numbers

A36-03 (Rev L)
House Type KAH
House Type C7AB
House Type KA
House Type F3
House Type DA
House Type E20

New plan/drawing numbers

Site Layout Plan - LH_14-AC.SLP.01
House Type A3
House Type BGA3
House Type E21
House Type KA3
House Type K8
House Type S21
House Type T21

Site Visit

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

- [x] Yes
- [ ] No

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

- [ ] The agent
- [x] The applicant
- [ ] Other person

Pre-application Advice

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

◯ Yes
⊘ No

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:
(a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

◯ Yes
⊘ No

Declaration

I/We hereby apply for Non-Material Amendment 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

Mohammed Khaliq

Date

28/01/2026