

Enquiries to: Jennifer Booth

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Ilyas Ramjan,
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Date: 25-Sep-2024
Our Ref: 2024/92352

Dear Sir,

**Application for a non-material amendment following a grant of planning permission,
Town and Country Planning Act 1990**

**Non material amendment to previous permission 2021/92708 for erection of
detached garden room**

70, Bywell Road, Dewsbury, WF12 7LH

Application Number: 2024/92352

Thank you for your application dated 20-Aug-2024 for a non-material amendment to the above scheme. The amendment sought is to reduce the depth of the building from 5.2m to 4.6m, reduce the width from 8.3m to 8.1m and the height of the lower front height from 2.9m to 2.62m. The angle of the slope would increase. The amendments are shown on plans S01E submitted 20/08/2024.

I confirm that the alterations are acceptable and may be considered as a non-material amendment to the approved drawings. It should be noted that this letter relates only to the non-material amendment sought and it is not a re-issue of the original planning permission. The two documents should be read together and as such, all conditions imposed on the original granting of planning permission apply to the proposal as now amended. A copy of this letter and the amended plans will be retained on the public record of approved documents.

I would draw your attention to the need to deal with the Building Surveyor to ensure that the proposal, as amended, still complies with the Building Regulations.

An important part of improving our service is to review your feedback on the way that we have dealt with your planning application(s). Please take a couple of minutes to email your comments to dc.admin@kirklees.gov.uk so that we can work on continually improving our customer service. Thank you.

Yours faithfully
Mathias Franklin
Head of Planning and Development