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Our Ref: MW/B0056/24

3 December 2024

Planning Department
Huntingdonshire District Council
Pathfinder House
St Mary's Street
Huntingdon
PE29 3TN

Dear Sir/Madam,

RE: 24/01448/S73 Ringshill Residence Sallowbush Road Huntingdon

This letter accompanies an application for a non-material amendment to planning permission 24/01448/S73 which varied a number of conditions to the original approval 21/01078/FUL for the demolition of an existing vacant nursing home and its redevelopment with a new care home.

The fee for this submission has been paid online.

This non-material amendment submission seeks to amend the wording of Condition 18 to compliance with condition discharge application 22/80314/COND. Condition 18 states:

'The existing vehicular access to the north of the proposed vehicular access shall be permanently closed off prior to the first occupation of the development in accordance with a scheme which shall first have been submitted to and approved in writing by the local planning authority.

Reason: In the interests of highway safety in accordance with policy LP 17 of Huntingdonshire's Local Plan to 2036.'

Condition 18 of original planning permission 21/01078/FUL was discharged in full on 7th September 2023 under application 22/80314/COND. The decision letter for this is attached at Appendix 1, which confirms that the details within the document '*Proposed External Works Kerbing and Walling*' were deemed acceptable to discharge this condition.

Due to an administrative error, this condition was not amended to a compliance condition when the decision was issued for application 24/01448/S73, and therefore we are purely seeking to amend the wording of this condition as part of this application.

This was raised with the case officer. Lucy Pateman, who advised to submit a non-material amendment application to resolve this.

I trust the information submitted is sufficient to process this application under Section 96A of the Town and Country Planning Act, however, do not hesitate to get in contact should you require anything further.

Yours faithfully,

