

Newport City Council

Newport City Council
Regeneration Investment & Housing
Civic Centre
Godfrey Road
Newport NP20 4UR

01633 656656
planning@newport.gov.uk
www.newport.gov.uk



Application for non-material amendment following a grant of planning permission

Town and Country Planning Act 1990

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 Details

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			
The Talisman			
Address Line 1			
Catsash Road			
Address Line 2			
Town/city			
Newport			
Postcode			
NP18 2LZ			

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

Easting (x)	Northing (y)
337121	190056
Description	

Applicant Details

Name/Company

Title

mr

First name

Tony

Surname

Kirton

Company Name

Address

Address line 1

The Talisman Catsash Road

Address line 2

Address line 3

Newport

Town/City

Newport

Country

Postcode

NP18 2LZ

Are you an agent acting on behalf of the applicant?

- ☒ Yes
- ☐ No

Applicant Contact Details

Primary number

***** REDACTED *****

Secondary number

Email address

Agent Details

Name/Company

Title

Mr

First name

Mark

Surname

Harry

Company Name

Maison Design

Address

Address line 1

25 Caldicot Road

Address line 2

Rogiet

Address line 3

Town/City

Caldicot

Country

GB

Postcode

NP26 3SE

Contact Details

Primary number

***** REDACTED *****

Secondary number

Email address

***** REDACTED *****

Eligibility

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

- ☒ Yes
- ☐ No

Description of Your Proposal

Please provide the description of the approved development as shown on the decision letter, including the application reference number and date of decision in the sections below

Demolish existing bungalow and build a split level bungalow with additional vehicular access

Reference number

23/0201

Date of decision

13/07/2023

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

- ☒ **Householder development:** Development to an existing dwelling-house or development within its curtilage
- ☐ **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

1. Windows were sage green now Anthracite grey

2. Lintels were skew back brick now soldier bricks colour grey

3. Cills were cant now soldier brick colour grey

4. Fascia and rain water goods were white now black

5. Side path to back doors now has black steel railings

6. The external side stairs were cast concrete now powder coated grey steel together with steel railings and brick side wall with low brick wall to side of tarmac

7. The driveway has altered having the same area but shifted sideways away from the boundary. Also the driveway in front of the garage is permeable tarmac and the rest is Marshalls sets 300mm x 200mm

8. The new entrance will have NO brick walls forward of the pillars. The hedge/fence line will follow the 2m splay (above the lamp post) directly to the new upper pillar, similarly on the lower section of entrance the hedge (red line in your drawing) will also go straight to the lower pillar providing additional pedestrian visibility. The low level plants in front of hedging fence line will remain.

9.The gates design has changed, they are still wood but are metal framed for structural longevity.

Please state why you wish to make this amendment

To improve the aesthetics and to solve a better layout

Are you intending to substitute amended plans or drawings?

- ☒ Yes
- ☐ No

If yes, please complete the following details

Old plan/drawing numbers

MH-9435 proposed site plan

MH-9436 rev C proposed site layout

MH-9437 ref B proposed floor plans

MH-9438 rev B proposed elevations

MH-9439 rev B 3D views

New plan/drawing numbers

MH-9435 rev B proposed site plan
MH-9436 rev D proposed site layout
MH-9437 ref F proposed floor plans
MH-9438 rev D proposed elevations
MH-9439 rev E 3D views

Site Visit

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

- ☒ Yes
☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

- ☐ The agent
☒ The applicant
☐ Other person

Pre-application Advice

Has pre-application advice been sought from the local planning authority about this application?

- ☐ Yes
☒ No

Authority Employee/Member

With respect to the Authority, is the applicant 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

Do any of these statements apply to you?

- ☐ 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:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be made available 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

Mark Harry

Date

19/05/2026