

NMA PP-15228440

65 Eastcourt Avenue

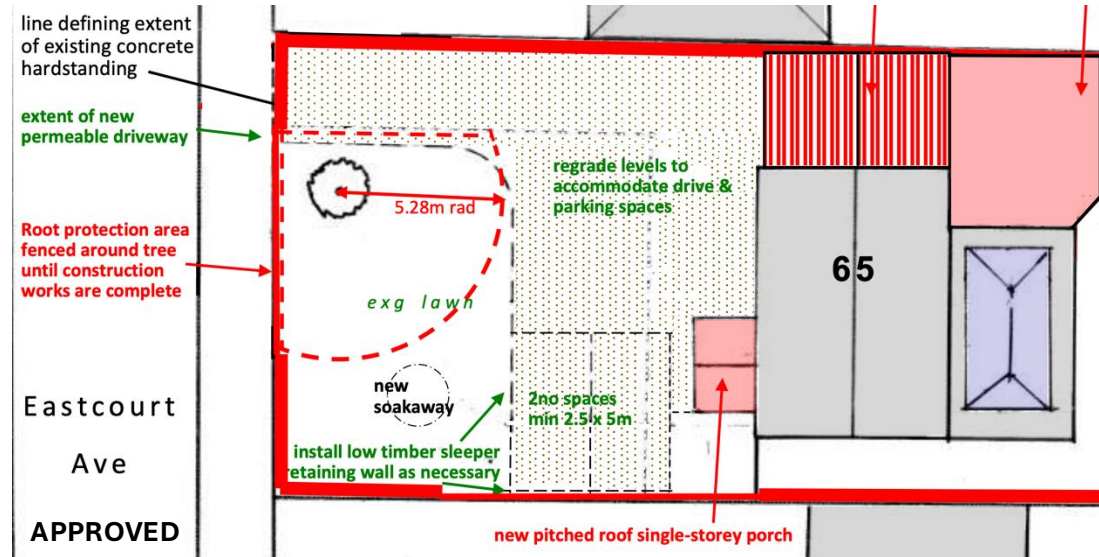
Driveway Amendments

15/09/2026

This document identifies the specific amendments sought under this Non-Material Amendment application. Except for the amendments expressly identified, all other elements of the approved scheme remain unchanged.

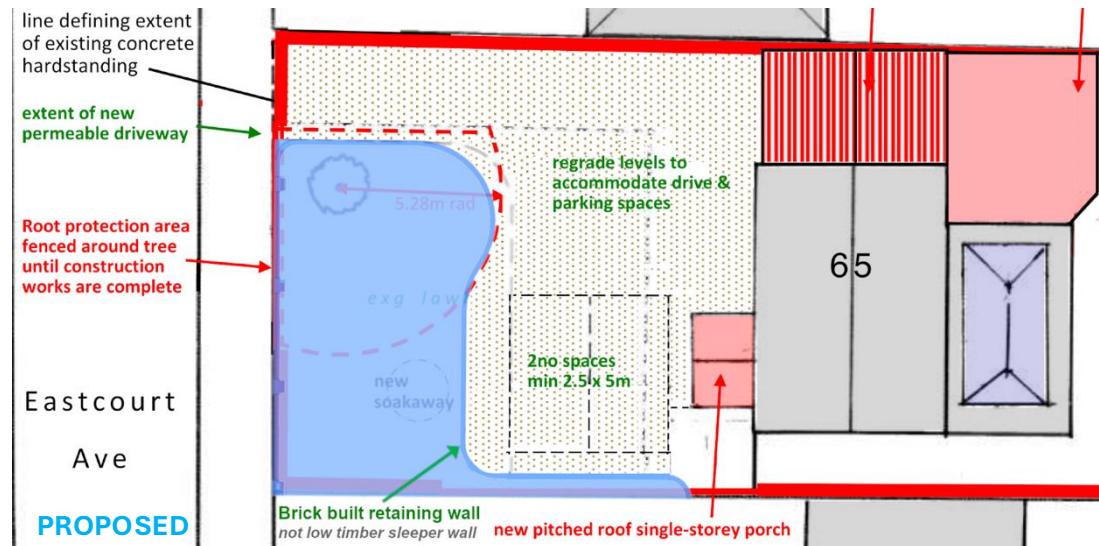
I am happy to provide any further information or clarification required to assist determination of the application.

Driveway Changes



PLANNING APPROVED GROUND PLAN/DRIVE DESIGN

- Approved as part of planning application 252886
- Approved layout does not allow vehicle parking while maintaining access to the rear.
- Changes are requested in a way that respects the Root Protection Area.
- Proposed design lends itself to a brick retaining wall due to curves rather than proposed low timber sleeper wall.



NMA REQUESTED CHANGES

- Drive widened after RPA by 1.5m from original design.
- Principal widening occurs outside of the 5.28m Root Protection Area.
- Minor widening of initial turning radius to improve vehicle access and achieve aesthetic sweeping curve.
- Retaining wall will be in brick not a sleeper timber wall to achieve curves of proposed driveway layout.
- No change to soakaway location, width of straight entrance section or other implementation details from approved planning ground plan.