

PLANNING NON-MATERIAL VARIATION SERVICE – REQUEST FORM

Please complete & return to nonmaterialvariations@edinburgh.gov.uk

To request a non-material variation on an existing planning application. Please read the [Customer Service Guide](#) before submitting.

Please include as an email attachment (in PDF format, maximum 10 MB) a location plan with the site outlined in red (1:1,250 or 1:2,500 scale) and the relevant plans showing the proposed variations.

Drawings should be to the same scale as those approved under the planning permission and the proposed variations should be clearly highlighted in colour. Applicants are requested to provide the original drawing numbers as per the Council's planning portal references in the original application.

The charge for this application is used in part to assess whether the requested change(s) is/are non-material. The fee is non-refundable if the Council determines that the changes are material.

1	APPLICANT	
	a	Full name Ross Cunningham
	b	Organisation Klarent Hospitality
	c	Postal address The Savoy Tower, 77 Renfrew Street Glasgow, G2 3BZ, UK
	d	Contact telephone number
	e	Email address

2	AGENT (IF APPLICABLE)	
	a	Full name Eva Krisilia
	b	Organisation Fletcher Joseph Associates
	c	Postal address 5 Millar Place, Edinburgh, EH10 5HJ
	d	Contact telephone number 0131 447 5000
	e	Email address ekrisilia@fletcherjoseph.com

3	DEVELOPMENT PROPOSAL	
	Address/ location of the proposed development.	19 North Bridge Old Town, Edinburgh, EH1 1SD
	Specify the reference number(s) for the planning application and any existing NMV application(s) that this application refers to. Please include the relevant case officer name if known.	22/04301/FUL & 22/04299/LBC (James Armstrong)
Please describe the nature of the variations sought, clearly noting each specific matter that requires to be assessed. (Please include the planning portal drawing number reference for the previously consented drawings which identify each variation).	Following the consented scheme with ref. 22/04301/FUL approved on 28.12.2022 an element of the original design has been revisited. The client wishes to omit the proposal of altering the existing roof/attic and Stair I to the South, Royal Mile ('Block 3') to create 3no. bedrooms due to structural implications to the lower existing building frame and increase the overall height of the new roof extension by 350mm to reduce the exposure of the existing roof below and assist with buildability. The omission of the South part necessitates the extension of the existing Stair J, located to the East, at Carrubber's Close for escape purposes. We believe these changes will be less intrusive to the historic fabric and is more in keeping with the existing rear elevation. We include comparison plans and elevations, a section through Stair J and 3D Axonometric. We have also added a Heritage statement by Montague Evans in relation to the alternative proposals.	

4	PAYMENT	
	There is a flat rate fee of £230 for all non-material variation applications. (Note: there is no VAT associated with this application fee).	
	<i>Payment is not to be paid prior to the registration of the non-material variation. Payment must be made online using a payment link which will be sent on receipt of completed application forms.</i>	
	Who will make the payment?	Applicant <input type="radio"/>
		Agent <input checked="" type="radio"/>
Does your development relate primarily to improving access for people with disabilities?	Yes <input type="radio"/>	
	No <input checked="" type="radio"/>	