



**North
Herts
Council**

Correspondence address:

PO Box 10613, Nottingham, NG6 6DW

Telephone: 01462 474000

**Application for Removal or Variation of a Condition following Grant of Planning Permission or
Listed Building Consent**

**Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation
Areas Act) 1990 (as amended)**

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 Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

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

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

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

Easting (x)

Northing (y)

529320

229216

Description

Chez Nous, Harveys Hill Lane, Luffenhall, Stevenage SG2 7PX

Applicant Details

Name/Company

Title

First name

Surname

Mr David Barker

Company Name

Address

Address line 1

Chez Nous, Harveys Hill Lane,

Address line 2

Address line 3

Luffenhall,

Town/City

Stevenage

County

Country

Postcode

SG2 7PX

Are you an agent acting on behalf of the applicant?

- ☒ Yes
- ☐ No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

SG6 2SU

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Erection of one detached 4-bed dwelling following demolition of existing dwelling (amended by plan received 30/11/23)

Reference number

23/01154/FP

Date of decision (date must be pre-application submission)

22/08/2024

Please state the condition number(s) to which this application relates

Condition number(s)

2. Approved plans - To vary for site plan and access details plan.

8. Access details - To remove condition, as details provided with this application. The original Condition 9 already ensures these works are to be installed, prior to first occupation of the development.

Has the development already started?

☐ Yes

☒ No

Condition(s) - Variation/Removal

Please state why you wish the condition(s) to be removed or changed

To demonstrate the optimum visibility splays in both directions from the existing access, with set back gates and gradient details.

If you wish the existing condition to be changed, please state how you wish the condition to be varied

To vary condition 2 to refer to the replaced approved plans, for site frontage plan and access detail plans.

New Drawing reference - BAR-005 - Proposed Site Frontage Plan and Access Details , to replace approved site plan 8-23-2C.

To remove condition 8, as details provided with this application on same Drawing BAR-005 - Proposed Site Frontage Plan and Access Details.

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?

☒ The agent

☐ The applicant

☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☒ Yes

☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

Online meeting

Date (must be pre-application submission)

01/10/2025

Details of the pre-application advice received

Advised to submit a S73 application, in order to vary the approved plans for the access details. To remove Condition 8 due to details provided with that forthcoming application.

Ownership Certificates and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

- ☒ Yes
- ☐ No

Is any of the land to which the application relates part of an Agricultural Holding?

- ☐ Yes
- ☒ No

Certificate Of Ownership - Certificate A

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding**

* "owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.

** "agricultural holding" has the meaning given by reference to the definition of “agricultural tenant” in section 65(8) of the Act.

NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.

Person Role

- ☐ The Applicant
- ☒ The Agent

Title

Mr

First Name

James

Surname

Gran

Declaration Date

21/10/2025

☒ Declaration made

Declaration

I/We hereby apply for Removal/Variation of a condition 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, in accordance with the Planning Portal's terms and conditions:

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

James Gran

Date

21/10/2025