

NORTH HERTFORDSHIRE DISTRICT COUNCIL

Town and Country Planning Act 1990

Correspondence Address:

Peter George Town Planning
Nine Hills Road
Cambridge
CB2 1GE

Developer:

Mr J Northern

PARTICULARS OF DEVELOPMENT

Application: 25/01694/PNQ

Proposal: Change of use of agricultural buildings to create 7 dwellinghouses with associated building operations, private gardens and car parking

Location: Radwell Grange Farm Barns, Great North Road, Radwell, Hertfordshire

Plan Nos: PL01 PL02 PL03 PL04 PL05 PL06 PL07 PL13 PL14
PL15 PL16 PL17

North Hertfordshire District Council, as Local Planning Authority, hereby confirm that their **prior approval is refused** for the proposed development at the address shown above, as described by the description shown above, and in accordance with the information that the developer provided to the local planning authority on 1st July 2025.

Reason for Refusal:

Prior approval cannot be issued for the following reasons:-

1. The proposed conversion of the agricultural buildings into 7 dwellinghouses with associated building operations, private gardens and car parking would fail to comply with the criteria Q.1 (p) and Q.2 (a) as set out under Class Q, Part 3, Schedule 2 of the General Permitted Development Order as amended.

Signed:



Shaun Greaves
Development and Conservation Manager

Development Management
North Hertfordshire District Council
Council Offices
Gernon Road
Letchworth
Herts
SG6 3JF

Date: 12 August 2025

The Council's Privacy Notice is available on our website: <https://www.north-herts.gov.uk/home/council-data-and-performance/data-protection/information-management-gdpr>

RIGHT OF APPEAL

If the applicant is aggrieved by the decision of the Local Planning Authority, he may, in accordance with Section 195 of the Act, appeal to the Secretary of State for the Environment within 6 months of the date of this notice. For further information and appeal forms, go to the following website:

<http://www.planningportal.gov.uk/planning/appeals>

Or contact the Planning Inspectorate Customer Services Team:

Phone: 0303 444 5000

Email: enquiries@planningportal.co.uk

Address: The Planning Inspectorate, Suite C, 4th Floor, Spectrum Building, Bond Street,
Bristol, BS1 3LG