



Mark Youngman  
Development Management Group Manager  
Hertfordshire County Council  
Postal Point CHN115  
Farnham House  
Six Hills Way  
Stevenage  
SG1 2ST

**Response to Planning application from Hertfordshire County Council (T and CP GDP Order 2015)**

**Director of Planning**

North Hertfordshire Council  
Council Offices  
Gernon Road  
Letchworth Garden City  
Hertfordshire  
SG6 3JF

District ref: 25/03247/DOC  
HCC ref: NH/27701/2026  
HCC received: 26 January 2026  
Area manager: Manjinder Sehmi  
Case officer: Paul Marshall

**Location**

Ridge Farm, Rabley Heath Road, Codicote, Welwyn, AL6 9UA

**Application type**

Discharge of Condition

**Proposal**

AMENDED PROPOSAL

Details of Condition : Details reserved by Condition 5 (a) Telegraph pole relocation, b) Visibility splays, c) Vehicle crossover ) of planning permission 22/01636/FP granted 1.2.2023

**Recommendation**

Notice is given under article 22 of the Town and Country Planning (Development Management Procedure) (England) Order 2015 that Hertfordshire County Council as Highway Authority does not wish to restrict the grant of permission.

HCC as Highway Authority recommends inclusion of the following Advisory Note (AN) / highway informative to ensure that any works within the highway are carried out in accordance with the provisions of the Highway Act 1980:

AN1) Works within the highway (section 278): The applicant is advised that in order to comply with this permission it will be necessary for the developer of the site to enter into an agreement with Hertfordshire County Council as Highway Authority under Section 278 of the Highways Act 1980 to ensure the satisfactory completion of the access and associated road improvements. The construction of such works must be undertaken to the satisfaction and specification of the Highway Authority, and by a contractor who is authorised to work in the public highway. Before works commence the applicant will need to apply to the Highway Authority to obtain their permission and requirements. Further information is available via the County Council website at:  
<https://www.hertfordshire.gov.uk/services/highways-roads-and-pavements/business-and-developer-i>

nformation/development-management/highways-development-management.aspx or by telephoning 0300 1234047.

AN2) Obstruction of highway: It is an offence under section 137 of the Highways Act 1980 for any person, without lawful authority or excuse, in any way to wilfully obstruct the free passage along a highway or public right of way. If this development is likely to result in the public highway or public right of way network becoming routinely blocked (fully or partly) the applicant must contact the Highway Authority to obtain their permission and requirements before construction works commence. Further information is available via the County Council website at: <https://www.hertfordshire.gov.uk/services/highways-roads-and-pavements/business-and-developer-information/business-licences/business-licences.aspx> or by telephoning 0300 1234047.

AN3) Debris and deposits on the highway: It is an offence under section 148 of the Highways Act 1980 to deposit compost, dung or other material for dressing land, or any rubbish on a made up carriageway, or any or other debris on a highway to the interruption of any highway user. Section 149 of the same Act gives the Highway Authority powers to remove such material at the expense of the party responsible. Therefore, best practical means shall be taken at all times to ensure that all vehicles leaving the site during construction of the development and use thereafter are in a condition such as not to emit dust or deposit mud, slurry or other debris on the highway. Further information is available by telephoning 0300 1234047.

Drawing No Ref-( 2511/03 - 04 Rev B) illustrates the proposed access. The drawing states:

*Following review, a standard crossover arrangement would restrict access to the site for larger vehicles including a refuse vehicle (condition n.15) and fire tender. As such, a bellmouth arrangement as shown on the original approved planning application drawings is considered appropriate.*

The Highway Authority are satisfied a bellmouth arrangement would be acceptable therefore the condition is discharged. Please note this would be undertaken through a section 278 please see informative above.

The visibility splays on the drawing are also acceptable and considered discharged. The Highway Authority notes the Existing Telegraph Pole and BT box to be relocated to the rear of the visibility splay.

**Signed**  
Paul Marshall

4 February 2026