

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)

Description

Applicant Details

Name/Company

Title

Mr

First name

Callum

Surname

Wright

Company Name

Pathfinder Clean Energy

Address

Address line 1

52B Redchurch Street

Address line 2

Address line 3

Town/City

London

County

London

Country

United Kingdom

Postcode

E27DP

Are you an agent acting on behalf of the applicant?

- ☐ Yes
- ☒ No

Applicant 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

Ground mounted solar photovoltaic (PV) farm including battery energy storage; continued agricultural use, ancillary infrastructure, security fencing, landscaping provision, ecological enhancements and associated works (as amended by information received 29 January 2024)

Reference number

22/00741/FP

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

17/06/2024

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

Condition number(s)

21, 26 and 29

Has the development already started?

- ☐ Yes
- ☒ No

Condition(s) - Variation/Removal

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

Condition 21 (External Appearances): The condition has been discharged with approval for a powder-coated grey finish. Following community engagement, the applicant seeks to vary the approved colour scheme to a green finish across all relevant structures and equipment, better fulfilling the condition's stated objective of minimising landscape impact in this rural setting.

Condition 26 (CTMP): The approved two-articulated-vehicle-per-day limit, applied uniformly across the construction programme, would extend the construction period by approximately 14 weeks and generate significant additional worker vehicle movements on Ashwell Road. This outcome is contrary to the condition's stated purpose of minimising the impact of construction vehicles on the local road network. The applicant seeks a narrowly defined and time-limited variation to allow a maximum of 8 articulated lorry visits per day for a single period of no more than 4 consecutive weeks during the PV module and mounting frame delivery phase only, with the 2-per-day limit reinstated in full for the remainder of the construction programme.

Condition 29 (Enabling Works): The condition currently restricts all HGV movements prior to completion of the junction works. As the junction alterations are designed specifically to accommodate articulated vehicles, the restriction is disproportionate as applied to rigid HGVs, which can safely navigate the existing junction geometry without alteration. The applicant seeks to replace the reference to "HGV movements" with "articulated lorry movements" to align the condition with its practical purpose and avoid an unnecessary delay of approximately 3.5 months to the early construction programme.

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

Condition 21 - no change, just refer to new colour details

Condition 26 - change of criterion point to "The numbers of daily construction vehicles including details of their sizes, at each phase of the development, with a commitment to a maximum of 2 articulated lorry visits per day (i.e. 4 two-way trips), save for a single period of no more than 4 consecutive weeks during the PV module and mounting frame delivery phase, during which a maximum of 8 articulated lorry visits per day (i.e. 16 two-way trips) shall be permitted, in accordance with the details set out in the Construction Traffic Management Plan

"

Condition 29 - change of word HGV to Artics to reflect other changes

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

***** REDACTED *****

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

Date (must be pre-application submission)

11/03/2026

Details of the pre-application advice received

Pre-Application session related to discharge of condition programme.

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

Can you give appropriate notice to all the other owners/agricultural tenants? (Select 'Yes' if there are no other owners/agricultural tenants)

- ☒ Yes
☐ No

Certificate Of Ownership - Certificate B

I certify/ The applicant certifies that:

- ☒ I have/The applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner* and/or agricultural tenant** of any part of the land or building to which this application relates; or
☐ The applicant is the sole owner of all the land or buildings to which this application relates and there are no other owners* and/or agricultural tenants**.

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

** "agricultural tenant" has the meaning given in section 65(8) of the Town and Country Planning Act 1990

Name of Owner/Agricultural Tenant:

***** REDACTED *****

House name:

Newnham Manor

Number:**Suffix:****Address line 1:**

Newnham

Address Line 2:**Town/City:**

Baldock

Postcode:

SG75LA

Date notice served (DD/MM/YYYY):

11/05/2026

Person Family Name:

Person Role

☒ The Applicant☐ The Agent

Title

Mr

First Name

Callum

Surname

Wright

Declaration Date

11/05/2026

☒ 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

Callum Wright

Date

11/05/2026