

Application for Approval of Details Reserved by Condition

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 & Mrs

First name

Surname

Long

Company Name

Address

Address line 1

15 Lower Road

Address line 2

Address line 3

Breachwood Green

Town/City

Hitchin

County

Herts

Country

Postcode

SG4 8NS

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Applicant 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

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 six dwellings comprising of two pairs of semidetached dwellings (2 x 2-bed and 2 x 3-bed) and two detached 3-bed dwellings with detached double garages (plots 3 and 4) including parking, landscaping and creation of vehicular access off Lower Road.

Reference number

22/02871/FP

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

04/12/2023

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

Condition number(s)

3. External Materials

6. Landscape design

7. Contamination

9. Landscape management plan

11. Tree protection. To confirm this will be carried out prior to any works commencing.

13. Construction Method Statement

14. Foundation design to plot 4 garage

Has the development already started?

- ☐ Yes
- ☒ No

Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

- ☐ Yes
- ☒ No

Discharge of Conditions

Please provide a full description and/or list of the materials/details that are being submitted for approval

- 3. External Materials - External Materials schedule provided
- 6. Landscape design - Drawing 3660/40A shows the hard and soft landscaping proposals and boundary treatments. See also tree report for confirmation of trees to be removed and those protected.
- 7. Contamination - UK26.7955 and 7955b reports cover conditions 7(a) and 79(b). report concludes no further works are necessary.
- 9. Landscape management plan - Cherryfield Ecology Management Plan
- 11. Tree protection. To confirm this will be carried out prior to any works commencing. it is assumed this is an advisory condition, but a photo record of the protection will be held and can be provided if required.
- 13. Construction Method Statement - 205409-SWH-ZZ-XX-C-9200-01 Construction Management Plan
- 14. Foundation design to plot 4 garage - 205409-SWH-ZZ-XX-C-9001-01 Foundation design document

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

Declaration

I/We hereby apply for Approval of details reserved by a condition (discharge) 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

Jonathan Read

Date

21/09/2026

