



**North
Herts
Council**

Correspondence address:

PO Box 10613, Nottingham, NG6 6DW

Telephone: 01462 474000

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

15

Suffix

Property Name

Address Line 1

Wadnall Way

Address Line 2

Address Line 3

Hertfordshire

Town/city

Knebworth

Postcode

SG3 6DU

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

Easting (x)

524840

Northing (y)

219550

Description

This new-build has been built next to 15 Wadnall Way - as can be seen on the plan - your search function could not identify 13 Wadnall Way as the address, plus the planning application that this discharge of conditions relates to is under 15 Wadnall Way - therefore I have left 15 Wadnall Way as the address. If this causes any issues please let me know.

Applicant Details

Name/Company

Title

Mrs

First name

Katie

Surname

Florez

Company Name

JBK Estates Ltd

Address

Address line 1

106 Orchard Road

Address line 2

Tewin

Address line 3

Town/City

Tewin

County

Herts

Country

UK

Postcode

AL6 0LZ

Are you an agent acting on behalf of the applicant?

☐ Yes

☒ No

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

19/03022/FP granted 30.03.2020 for erection of one attached 2-bed dwelling following partial demolition of existing single story rear extension of existing dwelling

Reference number

19/03022/FP

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

30/03/2020

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

Condition number(s)

3

Has the development already started?

☒ Yes

☐ No

If Yes, please state when the development was started (date must be pre-application submission)

01/01/2023

Has the development been completed?

☐ 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

This application is to submit landscape details as per condition 3:

- a) an existing hedge at the front is being retained
- b) the plot is being turfed down the side and to provide a lawn at the back
- c) the plot is fenced at the back, with access for no.15 being fenced off, and down the side from the back of the house to the back of the garden, with a gate at the side. We have also created a decked area at the back outside the back door.

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

Katie-Anne Florez

Date

28/07/2024