



## 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

Andy

Surname

Hayton

Company Name

Venture Business Space Limited

### Address

Address line 1

Studio 140

Address line 2

Monocle

Address line 3

184 Ferensway

Town/City

Kingston upon Hull

County

East Yorkshire

Country

United Kingdom

Postcode

HU1 3UT

Are you an agent acting on behalf of the applicant?

Yes  
 No

# Contact Details

Primary number

\*\*\*\*\* REDACTED \*\*\*\*\*

Secondary number

Fax number

Email address

\*\*\*\*\* REDACTED \*\*\*\*\*

## Agent Details

Name/Company

Title

Mr.

First name

Guy

Surname

Dawson

Company Name

Dixon Dawson Chartered Architects

## Address

Address line 1

28 Kenwood Park Road

Address line 2

Address line 3

Town/City

Sheffield

County

South Yorkshire

Country

United Kingdom

S7 1NF

## 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

Conversion of the ex-Bell Public House into five flats and the development of nine detached bungalows to the rear.

Reference number

H14-0219-22

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

23/05/2023

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

Condition number(s)

See Planning Statement for full description of Conditions addressed by this application & suggested revisions.

Condition 01 - Commencement of Development

Condition 02 - Approved Drawings

Condition 03 - External Boxes for Gas & Electricity Supplies & Vent Pipes

Condition 04 - Landscaping

Condition 05 - Boundary Treatments

Condition 06 - Biodiversity Measures

Condition 07 - Construction Management

Condition 08 - Levels

Condition 09 - Flood Risk Assessment

Condition 10 - Archaeology

Condition 11 - Refuse/Recycling

Conditions 12 - Sycamore Trees

Conditions 13 - Sycamore Trees

Condition 14 - Water Consumption

Additional Condition - Surface & Foul Water Drainage

Has the development already started?

Yes  
 No

## Condition(s) - Variation/Removal

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

Overall scheme proposals amended following review by applicant.

Scheme proposals amended to show change of location to residential plot & omission of Egerton house type to plot 8 to be replaced by a handed Braunston house type.

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

See attached Planning Statement & previous section of application form.

## 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

## 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

Is any of the land to which the application relates part of an Agricultural Holding?

Yes  
 No

## Certificate Of Ownership - Certificate A

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner\* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding\*\*

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

\*\* "agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act.

**NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.**

Person Role

The Applicant  
 The Agent

Title

Mr.

First Name

Guy

Surname

Dawson

Declaration Date

17/10/2025

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

Guy Dawson

Date

17/10/2025