

Summary of Decisions by North Hertfordshire District Council and
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	Reference	Location	Detail	NHDC Decision	KPC Decision
1	22/03259/FPH	25 Deards Wood Knebworth Hertfordshire SG3 6PG	Two storey side and rear extension, raise existing roof ridge height, replace existing windows and replace existing dormer windows following demolition of existing conservatory. Extend the existing driveway within the boundary and creation of vehicular crossover (as variation of previously approved Planning Permission 21/02945/FPH granted 26.01.2022)	Conditional Permission	
2	22/03197/FPH	195 Park Lane Old Knebworth Knebworth Hertfordshire SG3 6PR	Part single storey part two storey rear extension. Ground floor side door.	Conditional Permission	
3	22/03191/FP	127 London Road Knebworth Hertfordshire SG3 6EX	First floor front extension to existing apartment over retail unit (as amended by plans received 20/02/23)	Conditional Permission	
4	22/03025/FPH	2 Oak Tree Gardens Knebworth Hertfordshire SG3 6EQ	Part conversion of garage to provide home office including replacement door opening on side elevation	Conditional Permission	
5	22/02952/FPH	21 Gun Road Gardens Knebworth Hertfordshire SG3 6ED	Part two storey and part single storey rear extension following demolition of existing outbuilding, insertion of ground floor front window following removal of existing garage door to facilitate conversion of existing attached garage to playroom, alterations to openings	Conditional Permission	
6	22/02926/FPH	49 Pondcroft Road Knebworth Hertfordshire SG3 6DE	Single storey rear extension including raised patio area following demolition of existing conservatory and outbuilding.		
7	22/02512/FPH	28 Watton Road Knebworth Hertfordshire SG3 6AH	Part two storey and part single storey rear extension. Single storey front extension and alterations to fenestration	Conditional Permission	

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8	22/02341/FP	2d Gun Lane Knebworth Hertfordshire SG3 6AU	Front porch extension following demolition of existing porch.	Conditional Permission	
9	22/02340/FP	2c Gun Lane Knebworth Hertfordshire SG3 6AU	Rear conservatory following demolition of existing conservatory.	Conditional Permission	
10	22/01992/FPH	18 Deards End Lane Knebworth Hertfordshire SG3 6NL	Retention of children's raised climbing frame with slide in garden.	Conditional Permission	
11	22/02194/FP	131 London Road Knebworth Hertfordshire SG3 6EX	Change of use of first floor from tattoo parlour to massage parlour (class Sui Generis).	Conditional Permission	
12	22/01738/FPH	190 Park Lane Old Knebworth Knebworth Hertfordshire SG3 6PS	Single storey rear extension to facilitate 1-bed annexe accommodation following demolition of existing outbuilding		
13	22/02159/FPH	154 Park Lane Old Knebworth Knebworth Hertfordshire SG3 6PR	Two storey side extension including Juliet balcony on rear elevation at first floor level. Front porch, alterations to fenestration on front elevation including insertion of additional first floor dormer window and pitched roof above existing dormer window (variation of planning permission 21/02823/FPH granted 29.11.2021).	Conditional Permission	
14	22/02050/FPH	11 Gun Road Gardens Knebworth Hertfordshire SG3 6ED	Single storey rear extension following demolition of existing rear conservatory.	Conditional Permission	
15	22/02134/FPH	74 Pondcroft Road Knebworth Hertfordshire SG3 6DE	Part two storey and part single storey rear extension following demolition of existing conservatory. Insertion of rear dormer window to facilitate loft conversion. Front porch extension. Alterations to	Conditional Permission	

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			fenestration including insertion of additional first floor side window.		
16	22/02022/FP	Land Adjacent To 21 Wadnall Way Knebworth Hertfordshire SG3 6DU	Erection of one 3-bed dwelling	Refused	
17	22/01891/FP	Proposed Barn At Church Wood Three Houses Lane Codicote Hertfordshire	Change of use of existing agricultural barn to one 3-bed dwelling.	Conditional Permission	
18	22/01799/FPH	20 Broom Grove Knebworth Hertfordshire SG3 6BQ	Single storey rear and side extension.	Conditional Permission	
19	22/01921/FPH	14 Oakfields Avenue Knebworth Hertfordshire SG3 6NP	Single storey front/side infill extension.	Conditional Permission	
20	22/01920/FPH	14 Oakfields Avenue Knebworth Hertfordshire SG3 6NP	Single storey rear and side extensions. Erection of attached double garage to the front of existing dwelling.	Conditional Permission	
21	22/01767/FPH	8B Park Lane Knebworth Hertfordshire SG3 6PE	Single storey rear extension and insertion of rear ground floor window and door to facilitate partial garage conversion to utility room.	Conditional Permission	
22	22/01654/FP	Park Lane Reservoir And Booster Station Park Lane Old Knebworth Hertfordshire SG3 6PP	Amendment to vehicular turning area and creation of two car parking spaces, as an amendment to planning permission 20/02911/FP for Conversion of redundant water tank to create one 4-bed dwelling including creation of vehicular access onto Park Lane	Conditional Permission	
23	22/01550/FPH	18 Oakfields Road Knebworth Hertfordshire SG3 6NS	Part two storey and part single storey front extensions, first floor side extension and part two storey and part storey rear extensions. Insertion of front and rear dormer windows to facilitate loft conversion.	Conditional Permission	

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			Erection of detached single storey workshop/home office outbuilding.		
24	22/01520/FPH	23 Sayer Way Knebworth Hertfordshire SG3 6BN	Detached outbuilding in front garden.	Refused	Objects
25	22/01237/FP	Knebworth Recreation Ground Watton Road Knebworth Hertfordshire SG3 6AJ	Installation of 2.4m high fencing and access gates to create storage enclosure.	Conditional Permission	No Objections
26	22/01469/FPH	80 London Road Knebworth Hertfordshire SG3 6HB	Two storey rear extension with Juliet balcony, front porch and addition of pitched roof to existing garage and replace garage door with a window to facilitate conversion of garage into habitable accommodation following removal of existing porch.	Conditional Permission	No Objections
27	22/01335/FPH	22 Stevenage Road Knebworth Hertfordshire SG3 6AW	Part two storey and part single storey rear extension. Single storey side extension. Erection of detached garage.	Conditional Permission	
28	22/01256/FPH	86 Pondcroft Road Knebworth Hertfordshire SG3 6DE	Single storey rear infill extension.	Conditional Permission	Objected
29	22/01173/FP	131 London Road Knebworth Hertfordshire SG3 6EX	Change of use and conversion of existing first floor retail unit to one 2-bed flat		Objected
30	22/01018/FPH	79 Pondcroft Road Knebworth Hertfordshire SG3 6DE	Erection of detached single storey boot room/gym/office outbuilding following demolition of existing garage.	Conditional Permission	
31	22/01044/FPH	10 Oakfields Avenue Knebworth Hertfordshire SG3 6NP	Single storey rear and side extensions. Raised roof height including insertion of rooflights to side roofslopes to facilitate loft conversion. Erection of detached double garage.	Conditional Permission	Objected

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32	22/01036/FPH	15 Oakfields Road Knebworth Hertfordshire SG3 6NS	Erection of detached double garage	Refused	Objected
33	22/00595/FP	12 Deards End Lane Knebworth Hertfordshire SG3 6NL	Erection of one detached 5-bed dwelling following demolition of existing dwelling.	Conditional Permission	No Objection
34	22/00570/FPH	14 Oakfields Avenue Knebworth Hertfordshire SG3 6NP	DEVELOPMENT A: Single storey side extension, single storey front garage extension and conversion of existing outbuilding to home office DEVELOPMENT B: Detached garage.	Split Decision	Objects
35	22/00437/FPH	40 Gun Road Gardens Knebworth Hertfordshire SG3 6EB	Two storey side, part two storey and part single storey rear extension and alterations to existing doors and windows.	Conditional Permission	No Objection
36	22/00467/FPH	56 Broom Grove Knebworth Hertfordshire SG3 6BQ	Single storey side extension and partial conversion/partial demolition of existing detached garage	Conditional Permission	No Objection
37	22/00438/FPH	71 London Road Knebworth Hertfordshire SG3 6HG	Single storey rear extension following demolition of existing rear conservatory.	Conditional Permission	No Objection
38	22/00336/FPH	34 Stevenage Road Knebworth Hertfordshire SG3 6NN	Erection of detached garage, front entrance gate, and widening of existing dropped kerb.	Conditional Permission	Objects
39	22/00335/FPH	34 Stevenage Road Knebworth Hertfordshire SG3 6NN	Single storey side extension, insertion of rooflights to existing side and dormer to existing front and rear roof slopes to facilitate conversion of loftspace into habitable accommodation and alterations to existing facade, following demolition of existing attached garage.	Conditional Permission	No Objection
40	22/00180/FPH	2 Stonecroft Knebworth Hertfordshire SG3 6BL	Single storey rear extension and alterations to existing front and side elevation windows.	Conditional Permission	No Objection

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41	22/00186/FPH	Hollybush House 39A Pondcroft Road Knebworth Hertfordshire SG3 6DE	Single storey rear extension.	Conditional Permission	No Objection
42	22/00009/FP	Pump House Knebworth Park Old Knebworth Hertfordshire SG3 6HQ	Change of Use from radio station to commercial, business and service use (class E).	Conditional Permission	No Objection

Lawful Development, Tree Work Applications, Discharge of Conditions and No Material Changes					
1	22/03181/DOC	Land At The Rear Of 1 Stockens Green Knebworth Hertfordshire SG3 6DG	Condition 3-Tree Works Method Statement (as discharge of condition relating to planning permission 21/03068/FP granted 21.02.2022)	Approval of Details	
2	22/02907/EC	Telecommunications Mast At Hornbeam Spring Spinney Lane Welwyn Hertfordshire	Upgrade to the existing telecommunications equipment. Existing equipment cabin to be upgraded internally, proposed 1 no. GPS module, proposed 3 no. antennas, proposed 6 no. Remote fibre mounted on headframe and associated ancillary works		
3	22/02623/LDCP	18 Deards End Lane Knebworth Hertfordshire SG3 6NL	Installation of 3 No. roof lights. One rooflight at the rear and one on either side of the existing roof.	Granted	
4	22/02656/S73	15 Wadnall Way Knebworth Hertfordshire SG3 6DU	Variation of condition 2 (revised plans) of planning permission 20/01987/FP granted 15.12.2020 for erection of two 2-bed dwellings with associated accesses and two parking spaces	Not Applicable	

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5	22/02334/LDCP	2 Oak Tree Gardens Knebworth Hertfordshire SG3 6EQ	Part conversion of garage to provide home office including replacement door opening on side elevation	Refused	
6	22/02450/S73	Odyssey Health Club Old Knebworth Lane Knebworth Hertfordshire SG2 8DU	Variation of condition 2 (revised plans) and condition 17 (access arrangements) of planning permission 19/01244/FP granted 04/11/2020 for Redevelopment of the site to provide 86 dwellings (12 x 2 bedroom houses, 12 x 3 bedroom houses, 18 x 4 bedroom houses, 25 x one bedroom apartments, and 19 x 2 bedroom apartments), associated landscaping, car-parking, the provision of a large new public open space and the creation of a new vehicular access off the B197 Stevenage Road following demolition of the former indoor bowling building and several ancillary buildings. Rearrangement of the existing car parking provision for existing Odyssey Health and Racquet Club to provide 141 car parking spaces and alterations to existing vehicular access to Odyssey Health Club from Old Knebworth Lane.	Not Applicable	
7	22/02391/TCA	1 Manor Farm Stables Old Knebworth Knebworth Hertfordshire SG3 6SL	T1 Horse Chesnut, T2 Oak - Reduce and reshape by up to 20%	No Objection	
8	22/02364/S73	28 Park Lane Knebworth Hertfordshire SG3 6PH	Variation of Condition 2 (submission of revised plans TR101 C, TR104 D, TR105 B and TR106 C) and Condition 3 (second storey to be clad and replacement roof) of planning permission 20/00615/FP granted 05/06/2020 for two storey side and rear extensions to add a first floor over existing	Conditional Permission	

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			bungalow, and new garden building and boundary fencing.		
9	05/01236/1TCA	7 Stockens Green Knebworth SG3	Remove dead wood and prune by approx 25%, balance and reshape 1 Oak tree	No Objection	
10	22/02172/LBC	190 Park Lane Old Knebworth Hertfordshire SG3 6PS	Single storey rear extension to facilitate 1-bed annexe accommodation following demolition of existing outbuilding	Not Applicable	
11	22/02023/LDCP	77 Pondcroft Road Knebworth Hertfordshire SG3 6DE	Roof extension to form double hip to gable ends and insertion of rear dormer with 4no windows to facilitate loft conversion	Granted	
12	22/01730/NCS	36 Broom Grove Knebworth Hertfordshire SG3 6BQ	Single storey rear extension with the following dimension: Length as measured from rear wall of original dwelling - 3.8 metres	Prior Approval Not Required	
13	22/01923/DOC	Odyssey Health Club Old Knebworth Lane Knebworth Hertfordshire SG2 8DU	Condition 20 (B) - Remediation Method Statement Report (as Discharge of Condition relating to planning permission 19/01244/FP granted 05.11.2020)	Not Applicable	
14	22/01805/DOC	Odyssey Health Club Old Knebworth Lane Knebworth Hertfordshire SG2 8DU	Condition 20 (A) - Site Investigation Phase II Environmental Risk Assessment (as Discharge of Condition relating to planning permission 19/01244/FP granted 05.11.2020)	Not Applicable	
15	22/01763/DOC	Odyssey Health Club Old Knebworth Lane Knebworth Hertfordshire SG2 8DU	Condition 15- Proposed roundabout access works (as a discharge of condition relating to planning permission 19/01244/FP granted 05.11.2020).	Not Applicable	

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16	22/01700/LDCP	Mansell Cottage Gipsy Lane Knebworth Hertfordshire SG3 6DJ	Erection of log cabin to replace existing green house	Granted	
17	22/01672/TCA	Gardeners Cottage Knebworth Park Old Knebworth Hertfordshire SG3 6PY	Cedar – Fell.	No Objection	
18	22/01573/DOC	Odyssey Health Club Old Knebworth Lane Knebworth Hertfordshire SG2 8DU	Condition 22- Ecological design strategy (as discharge of condition relating to planning permission 19/01244/FP granted 05.11.2020)	Approval of Details	
19	22/01415/DOC	Odyssey Health Club Old Knebworth Lane Knebworth Hertfordshire SG2 8DU	Condition 10 - Drainage scheme (as discharge of condition relating to planning permission 19/01244/FP granted 05.11.2020)	Not Applicable	
20	22/01375/DOC	Odyssey Health Club Old Knebworth Lane Knebworth Hertfordshire SG2 8DU	Condition 4 - hard and soft landscaping details (as discharge of condition relating to planning permission 19/01244/FP granted 05.11.2020)	Approval of Details	
21	22/01363/DOC	Odyssey Health Club Old Knebworth Lane Knebworth Hertfordshire SG2 8DU	Condition 3 - Details and/or samples of materials (as discharge of condition relating to planning permission 19/01244/FP granted 05.11.2020).	Approval of Details	
22	22/01364/DOC	Odyssey Health Club Old Knebworth Lane Knebworth Hertfordshire SG2 8DU	Condition 18 - Construction Management Plan (as discharge of condition relating to planning permission 19/01244/FP granted 05.11.2020).	No Applicable	
23	22/01357/LDCP	22 Stevenage Road Knebworth Hertfordshire SG3 6AW	Erection of timber clad garden outbuilding for ancillary use	Granted	
24	22/01313/LDCP	5 Deards End Lane Knebworth Hertfordshire SG3 6NL	Single storey rear extension	Granted	

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25	22/01287/DOC	Odyssey Health Club Old Knebworth Lane Knebworth Hertfordshire SG2 8DU	Condition 12- Scheme of sound insulation and noise control measures (as discharge of condition relating to planning permission 19/01244/FP granted 05.11.2020).	Approval of Details	
26	22/01284/DOC	Park Lane Reservoir And Booster Station Park Lane Old Knebworth Hertfordshire SG3 6PP	Condition 7 - Land Contamination (as discharge of condition relating to planning permission 20/02911/FP granted 23.02.2021).		
27	22/01266/DOC	Park Lane Reservoir And Booster Station Park Lane Old Knebworth Hertfordshire SG3 6PP	Condition 3- Details and/or samples of the tiles to be used on the exterior elevations of the roof of the development (as discharge of condition relating to planning permission 20/02911/FP granted 23.02.2021).	Approval of Details	
28	22/00978/EC	Land Adjacent To Dougdale Gun Road Knebworth Hertfordshire	Installation of 1 x 8m wooden pole (6.35m above ground)	No Objection	
29	22/00604/PNAA	14 Oakfields Avenue Knebworth Hertfordshire SG3 6NP	Enlargement of detached bungalow by the construction of an additional storey to result in an overall height of 7.94 metres.	Prior Approval Refused	Objects
30	22/00664/LDCP	20 Wadnall Way Knebworth Hertfordshire SG3 6DU	Erection of single storey outbuilding in rear garden	Granted	
31	22/00630/TCA	12 Deards End Lane Knebworth Hertfordshire SG3 6NL	Various tree works including removal	No Objection	
32	22/00610/TCA	27 Stockens Green Knebworth Hertfordshire SG3 6DQ	T1 Ash - Fell	No Objection	

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33	22/00579/NCS	14 Oakfields Avenue Knebworth Hertfordshire SG3 6NP	Single storey rear extension (following the removal of existing single storey rear extensions) with the following dimension: Length as measured from rear wall of original dwelling - 5.32 metres	Prior Approval Not Required	No Comment
34	22/00568/LDCP	14 Oakfields Avenue Knebworth Hertfordshire SG3 6NP	Single storey side extension	Withdrawn	No Objection
35	22/00561/TCA	Havencrest Gipsy Lane Knebworth Hertfordshire SG3 6DJ	T1 Walnut - Reduce by 40%	No Objection	
36	22/00339/TCA	8 Deards End Lane Knebworth Hertfordshire SG3 6NL	T1 Hazel, T2 Willow - Reduce crown by 30%	No Objection	
37	22/00121/TCA	7a Stockens Green Knebworth Hertfordshire SG3 6DG	Norway Maple - Fell to ground level.	No Objection	
38	22/00078/LDCP	90 London Road Knebworth Hertfordshire SG3 6HB	Insertion of rear dormer window to facilitate loft conversion.	Granted	
39	22/00051/DOC	Gardeners Cottage Knebworth Park Old Knebworth Hertfordshire SG3 6PY	Condition 6 - The development shall not be occupied/used until the site investigation and post investigation assessment has been completed in accordance with the programme set out in the Written Scheme of Investigation approved under condition 4 and the provision made for analysis and publication where appropriate (as Discharge of condition of planning permission	Approval of Details	

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			17/02838/1 granted 15.5.2018).		
40	22/00053/DOC	Wood Yard Adjacent Gardeners Cottage Knebworth Park Old Knebworth Hertfordshire SG3 6PY	Condition 12 - The development shall not be occupied/used until the site investigation and post investigation assessment has been completed in accordance with the programme set out in the Written Scheme of Investigation approved under Condition 10 and the provision made for analysis and publication where appropriate (as discharge of condition of planning permission 17/02846/1 granted 21/05/2018).	Approval of Details	
41	22/00023/DOC	Wood Yard Adjacent Gardeners Cottage Knebworth Park Old Knebworth Hertfordshire SG3 6PY	Condition 11 - The development shall take place/commence in accordance with the programme of archaeological works set out in the Written Scheme of Investigation approved under Condition 10 (as discharge of condition of planning permission 17/02846/1 granted 21/05/2018).	Approval of Details	
42	22/00017/DOC	Gardeners Cottage Knebworth Park Old Knebworth Knebworth Hertfordshire SG3 6PY	Condition 5 - The development shall take place/commence in accordance with the programme of archaeological works set out in the Written Scheme of Investigation approved under condition 4 (as Discharge of condition of planning permission 17/02838/1 granted 15.5.2018).	Approval of Details	

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43	22/00006/LDCP	36 Pondcroft Road Knebworth Hertfordshire SG3 6DB	Insertion of dormer window in rear roofslope to facilitate existing loft conversion.	Granted	
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