



St. Helens Council

Development Services - Planning

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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

First name

Surname

Company Name

## Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

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

Keith

Surname

Mellor

Company Name

Tetra Tech

## Address

Address line 1

4th Floor

Address line 2

1 Newhall Street

Address line 3

Town/City

Birmingham

County

Country

United Kingdom

Postcode

B3 3NH

## 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

Retention of change of use of former bowling green area to outdoor beer garden amenity area.

Reference number

P/2023/0637/FUL

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

26/01/2024

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

Condition number(s)

Condition 2

The beer garden hereby permitted shall only be open to the public during the following hours: Monday - 3pm - 11pm Tuesday to Sunday and Bank Holidays 12pm - 11pm

Has the development already started?

Yes

No

## Condition(s) - Variation/Removal

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

To align with current public house opening times

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

The beer garden hereby permitted shall only be open to the public during the public house opening times of 11am until 11pm seven days per week.

## 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

First Name

Surname

Reference

Date (must be pre-application submission)

Details of the pre-application advice received

Hi Keith,

The hours are restricted to what we understood the opening hours of the pub to be. Unfortunately, the decision appears to have been issued now, but we would have no objection if these needed to be amended as set out below through an application to vary the condition.

Morning Steve,

I have just received the following query from Admiral regarding the opening times allowed for the beer garden following a meeting with Admirals Operations Director.

1. Why 3pm opening on a Monday? Only concern with a Monday opening at 3pm, does this include Bank Holiday Mondays – why is 12pm ok on every other day but not a Monday?
2. Why 12pm for the rest of the week and not 11am – any chance we could push the time to 11am?

Admirals concern which has only just been highlighted is that from an operational perspective these could cause an issues with the trade.

## 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

Keith

Surname

Mellor

Declaration Date

21/02/2024

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

Keith Mellor

Date

21/02/2024