

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

Taco Bell

Address Line 1

Peel Street

Address Line 2

Address Line 3

Barnsley

Town/city

Barnsley

Postcode

S70 2RL

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

Easting (x)

434168

Northing (y)

406313

Description

Applicant Details

Name/Company

Title

Mr

First name

Kishan

Surname

Patel

Company Name

Chicken Villas Limited

Address

Address line 1

QFM Group

Address line 2

10 Brightside Lane

Address line 3

Town/City

Sheffield

County

South Yorkshire

Country

GB

Postcode

S9 3YE

Are you an agent acting on behalf of the applicant?

- ☒ Yes
- ☐ No

Applicant Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Agent Details

Name/Company

Title

Miss

First name

Nicole

Surname

Peace

Company Name

QFM Group

Address

Address line 1

QFM Group

Address line 2

10 Brightside Lane

Address line 3

Town/City

Sheffield

County

South Yorkshire

Country

GB

Postcode

S9 3YE

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 existing elevations to include: new doorways, new windows to ground and first floor to subdivide into 4 units.

Reference number

2014/1031

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

13/11/2014

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

Condition number(s)

The application seeks to vary Condition 2 of planning permission 2014/1031.

Has the development already started?

☒ Yes

☐ No

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

13/12/2014

Has the development been completed?

☐ Yes

☒ No

Condition(s) - Variation/Removal

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

The application seeks to vary Condition 2 of planning permission 2014/1031 to substitute revised approved drawings showing a revised subdivision of the approved four commercial units together with associated alterations to the external elevations, including the replacement of an approved window with a new entrance door. There is no increase in the overall gross floorspace of the building and the development remains as four commercial units.

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

Condition 2 of planning permission 2014/1031 shall be varied so that the development is carried out in accordance with drawing numbers JBPS-1-1-P110 and JBPS-1-1-P300 in place of drawing 'Proposed GF and FF Plans and Elevations', numbered 13.0146/A300 Rev C.

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?

E.g. All the land is owned by a single individual

- ☒ 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

Kishan

Surname

Patel

Declaration Date

07/07/2026

☒ 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

Nicole Peace

Date

15/07/2026