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Jeff Stack
Chief Executive

Your ref:
My ref: JTS/LM
Date: 11 July 2025

Mr John Croke
56 Wheatlands
Stevenage
Hertfordshire
SG2 0JT

Dear Mr Croke

DARCY'S PLACE, BROOMFIELD, CHURCH LANE, WORMLEY, EN10 7QF

Your recent communications all relate to an Enforcement Notice issued by Hertfordshire County Council (HCC), rather than Broxbourne Borough Council.

The status of this HCC Enforcement Notice is intrinsically linked to this Council's more recent Enforcement Notices and also the resolution of the planning status of your land. The Enforcement Notice issued by HCC required the extraction of gravel to cease as well as the restoration of the site. Broxbourne Council is seeking clarification from HCC as to whether the Enforcement Notice was complied with in full, or if further works are required in order to achieve compliance.

Your e-mail to me poses three questions which I will answer below:

1. The Council has neither opposed, nor supported, the CL:AIRE application. It has instead sought clarification of the works to be undertaken and therefore the associated planning position regarding these. This matter is ongoing while the Council liaises with HCC. The Council's Planning team cannot provide any permission or agreement to commence soil importation until HCC has clarified this. In your email you mention a meeting with the Legal team. Broxbourne Council has no record of such a meeting; however, I am aware that HCC's Legal team has arranged a meeting regarding this matter.
2. It remains unclear whether a further planning application will be required, and this will only become clear once HCC clarifies the status of the 1981 Enforcement Notice. If the Enforcement Notice requires further works to be undertaken in order to achieve full compliance, it is unlikely that planning permission will be required for this additional work. However, if HCC considers that the Enforcement Notice has already been fully complied with, then any soil importation and associated works will be considered development, in the form of an engineering operation, meaning that planning permission will be necessary.
3. The Council will not obstruct any person undertaking a lawful activity on their own land. However, it is not yet evident that the importation of soils would be lawful and therefore I recommend that no such importation takes place before this matter is resolved.

Please be assured that this Council is working to get the status of the Enforcement Notice issued by HCC clarified so that it is able to provide you with the information you require and is able to agree next steps.

Yours sincerely

A black rectangular redaction box covering the signature of Jeff Stack.

JEFF STACK
CHIEF EXECUTIVE