



# PLANNING

Civic Centre Marlowes  
Hemel Hempstead  
Herts HP1 1HH

BRIFFA PHILLIPS  
19-21 HOLYWELL HILL  
ST ALBANS  
HERTS  
AL1 1EZ

Applicant:

HEXAGON HOUSING ASSOCIATION  
139-151 SYDENHAM ROAD  
SYDENHAM

SE26 5HJ

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/00169/98/FHA

SYBDEN, PIPERS HILL, GREAT GADDESSEN, HEMEL HEMPSTEAD, HERTS,  
HP1 3BY  
SINGLE STOREY SIDE EXTENSION FOR USE AS A CARE HOME FOR SIX  
RESIDENTS

Your application for full planning permission (householder) dated 04 February 1998 and received on 05 February 1998 has been **GRANTED**, subject to any conditions set out overleaf.

Director of Planning

Date of Decision: 16 April 1998

**CONDITIONS APPLICABLE TO APPLICATION: 4/00169/98/FHA**

Date of Decision: 16 April 1998

**1. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.**

Reason: To comply with the requirements of Section 91 (1) of the Town and Country Planning Act 1990.

**2. The materials to be used in the construction of the external surfaces of the extension hereby permitted shall match in size, colour and texture those used on the existing building.**

Reason: To ensure a satisfactory appearance to the development.

**3. Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any Order revoking or re-enacting that Order with or without modification) no development falling within the following Classes of the Order shall be carried out without the prior written approval of the local planning authority:**

**Schedule 2 Part 1 Classes A, B, C, D, E and G.**

Reason: So that the local planning authority may retain control over any further alterations and additions to the property, having regard both to the extent of previous extensions and to the provisions of the development plan.

**4. The buildings coloured green and shown to be demolished on the approved Drawing No. 917/AA/01 Rev B shall be demolished and all materials removed from the site within 56 days of the completion of the extension hereby permitted.**

Reason: To ensure that the compensatory demolition is carried out.