

# Dacorum Borough Council Planning Department

Civic Centre Marlowes  
Hemel Hempstead  
Herts HP1 1HH



MR D CLARKE  
47 GRAVEL LANE  
BOXMOOR  
HEMEL HEMPSTEAD  
HERTS  
HP1 1SA

MR B LAWRENCE  
THE BUNGALOW, CRESS FARM  
SHARPES LANE  
BOURNE END, HEMEL HEMPSTEAD  
HERTS  
HP1 2RX

TOWN AND COUNTRY PLANNING ACT 1990

**APPLICATION - 4/00316/00/FHA**

**THE BUNGALOW, CRESS FARM, SHARPES LANE, BOURNE END, HEMEL  
HEMPSTEAD, HERTS, HP1 2RX  
PITCHED ROOF LINK BETWEEN EXISTING STABLES, BARNES AND GARAGE**

Your application for full planning permission (householder) dated 15 February 2000 and received on 21 February 2000 has been **REFUSED**, for the reasons set out overleaf.



Director of Planning

Date of Decision: 14 April 2000

**REASONS FOR REFUSAL APPLICABLE TO APPLICATION: 4/00316/00/FHA**

Date of Decision: 14 April 2000

1. The application site is located in the Metropolitan Green Belt on the adopted Dacorum Borough Local Plan. Within the Green Belt, planning permission will only be granted for appropriate development, in accordance with national advice contained in Department of the Environment Planning Policy Guidance Note No. 2 - Green Belts, Policy 3 of the Dacorum Borough Local Plan and Policy 3 of the Dacorum Borough Local Plan 1991-2011 Deposit Draft. The proposal represents inappropriate development and no very special circumstances have been advanced to show why planning permission should be granted. Furthermore, the development would result in a structure that, due to its size and prominent location, would be detrimental to the openness, character and appearance of this rural Green Belt location. The proposed development is therefore contrary to national and local planning policies for the area.