

Dacorum Borough Council Planning Department

Civic Centre Marlowes
Hemel Hempstead
Herts HP1 1HH



M LUTT
FLAT 6 FELDEN HURST
FELDEN LANE FELDEN
HEMEL HEMPSTEAD
HERTFORDSHIRE
HP3 0BE

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/00460/98/ROC

OLD FORGE, SHANTOCK HALL LANE, BOVINGDON, HEMEL HEMPSTEAD,
HERTFORDSHIRE, HP3 0NQ

VARIATION OF CONDITION 2 ATTACHED TO PLANNING PERMISSION
4/1322/97 TO USE THE BUILDING FOR DECORATIVE IRONWORK OR OTHER
SIMILAR RURAL CRAFTS

Your application for removal of a condition on a previous permission dated 15 March 1998 and received on 16 March 1998 has been **REFUSED**, for the reasons set out overleaf.

A handwritten signature in black ink, appearing to read 'David N. N. N.'.

Development Control Manager

Date of Decision: 14 May 1998

REASONS FOR REFUSAL APPLICABLE TO APPLICATION: 4/00460/98/ROC

Date of Decision: 14 May 1998

The site is within the Metropolitan Green Belt on the adopted Dacorum Borough Local Plan wherein permission will only be given for the use of land, the construction of new buildings for agricultural or other essential purposes appropriate to a rural area or small scale facilities for participatory sport or recreation. The original justification for the erection of new buildings on this site was that they were required in connection with an appropriate rural use. The use of the building for the manufacture of wrought iron work is not a use that is appropriate within the rural area. It is a use that can be carried out at any location. Taking account of the nature of the proposed use and the limited time the building has been marketed there is no justification for the variation of the condition at this time. The proposal is therefore contrary to both local and national policies that seek to restrict development within the Green Belt.

[Handwritten signature]