



TOWN AND COUNTRY PLANNING ACT 1990

DACORUM BOROUGH COUNCIL

Application Ref. No. 4/0618/91

P D Abrahams
Highfield, Bulstrode Lane
Hemel Hempstead
Herts

Evans & Co
Bridge House
Watermeadow
Chesham
BUCKS

DEVELOPMENT ADDRESS AND DESCRIPTION
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Highfield, Bulstrode Lane, Hemel Hempstead, Herts

DOUBLE GARAGE AND REAR PORCH

Your application for *full planning permission (householder)* dated 02.05.1991 and received on 09.05.1991 has been **GRANTED**, subject to any conditions set out on the attached sheet(s).

Director of Planning.

Date of Decision: 31.05.1991

(encs. - Conditions and Notes).



CONDITIONS APPLICABLE
TO APPLICATION: 4/0618/91

Date of Decision: 31.05.1991

1. The development to which this permission relates shall be begun within a period of five years commencing on the date of this notice.
2. The roofing tiles shall match both in colour and texture those on the existing dwellinghouse of which this development shall form a part.
3. The external walls of the development hereby permitted shall be rendered and painted white to match the existing dwellinghouse.
4. The existing hedge and trees located along the northern boundary of the site shall be protected during the period of construction and any part of the hedge that becomes damaged or any tree which is removed or becomes seriously damaged or diseased shall be replaced within the planting season following the completing of the development and for the purposes of this condition a planting season shall be deemed to commence in any one year on 1 October and to end on 31 March in the next following year.
5. This permission does not extend to the provision of the double doors within the rear elevation of the double garage hereby permitted and prior to the commencement of the development details shall be submitted to and approved by the local planning authority of an alternative rear access to the building.
6. Notwithstanding the provisions of the Town and Country Planning General Development Order 1988 (Schedule 2 Part Class A) there shall be no alterations to the rear elevation of the double garage hereby permitted without the prior approval in writing of the local planning authority.

REASONS:

1. To comply with the provisions of s.91 of the Town and Country Planning Act 1990.
- 2&3. In the interests of the appearance of the development within the locality.
4. In the interests of the visual amenity of the locality and residential amenity.
5. In order to safeguard the residential amenity of the adjoining dwellinghouse.
6. In order that the local planning authority may retain control over future changes to the rear elevation of the garage to safeguard the residential amenity of the adjoining dwellinghouses.