

Dacorum Borough Council Planning Department

Civic Centre Marlowes
Hemel Hempstead
Herts HP1 1HH



PEP ARCHITECTS LTD
33 HIGH STREET
TRING
HERTS
HP23 5AA

MR & MRS R PARKER
FORGE COTTAGE
DUDSWELL LANE
DUDSWELL, BERKHAMSTED
HERTS
HP4 3TF

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/01045/00/FHA

FORGE COTTAGE, DUDSWELL LANE, DUDSWELL, BERKHAMSTED, HERTS,
HP4 3TF
DEMOLITION OF EXISTING GARAGE, CONSTRUCTION OF SINGLE STOREY
EXTENSION AND NEW GARAGE

Your application for full planning permission (householder) dated 31 May 2000 and received on 07 June 2000 has been **GRANTED**, subject to any conditions set out overleaf.

Daniel Noble

Development Control Manager

Date of Decision: 20 September 2000

CONDITIONS APPLICABLE TO APPLICATION: 4/01045/00/FHA

Date of Decision: 20 September 2000

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 and garage hereby permitted shall match in size, colour and texture those used on the existing building. The garage hereby permitted shall be finished in dark stained timber boarding unless otherwise agreed in writing by the local planning authority.

Reason: In the interests of the visual amenities of the Conservation Area.

3. No development shall take place until details of the materials, design and finish of the door to the garage hereby permitted shall have been submitted to and approved in writing by the local planning authority. Development shall be carried out in accordance with the approved details.

Reason: In the interests of the visual amenities of the Conservation Area.

4. No development shall take place until there has been submitted to and approved in writing by the local planning authority details of the driveway construction employing a 'no dig' method of construction and showing details of the driveway surfacing. The driveway shall be constructed in accordance with the approved details.

Reason: To protect the roots of the adjacent trees and in the interests of the amenities of the conservation area.

NOTE:

The following policies of the development plan are relevant to this decision:

Hertfordshire Structure Plan Review 1991 - 2011
Policies 1 and 38

Dacorum Borough Local Plan
Part 3 General Proposals
Policies 1, 7, 8, 9, 10, 107 and 110

Part 5 Environmental Guidelines
Sections 2 and 13

Dacorum Borough Local Plan 1991 - 2011 Deposit Draft

Part 3 General Proposals

Policies 1, 7, 9, 10, 11, 112 and 116

Part 5 Environmental Guidelines

Sections 2 and 13