

# Dacorum Borough Council Planning Department

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TOWN AND COUNTRY PLANNING ACT 1990

**APPLICATION - 4/01046/00/FUL**

**DORMERS, RUCKLERS LANE, KINGS LANGLEY, HERTFORDSHIRE, WD4 9NE**  
**CAR PORT AND HOBBY ROOM TO REAR**

Your application for full planning permission dated 05 June 2000 and received on 07 June 2000 has been **GRANTED**, subject to any conditions set out overleaf.



Director of Planning

Date of Decision: 03 August 2000

## **CONDITIONS APPLICABLE TO APPLICATION: 4/01046/00/FUL**

Date of Decision: 03 August 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. No development shall take place until samples of the materials to be used in the construction of the external surfaces of the development 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: To ensure a satisfactory appearance to the development within the Green Belt and Landscape Development Area.

**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 windows, dormer windows, doors or other openings other than those expressly authorised by this permission shall be constructed within the buildings hereby permitted unless otherwise agreed in writing by the local planning authority.**

Reason: In the interests of the residential amenity of Inglewood and the appearance of the Green Belt and Landscape Development Area.

**4. The existing hedge shown hatched green on Drawing No. 343/1 shall be retained, and any part which becomes seriously damaged or diseased, dies or for any reason is removed shall be replaced in the next planting season by a hedge made up of plants of a species, size and maturity which shall be approved in writing by the local planning authority.**

Reason: In the interests of the appearance of the the Green Belt and the Landscape Development Area and the residential amenity of Inglewood.

### **NOTE**

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

**Hertfordshire Structure Plan Review 1991 – 2011**  
Policies 1 and 5

**Dacorum Borough Local Plan**

**Part 3 General Proposals**

Policies 1, 3, 8, 9 and 20

**Dacorum Borough Local Plan 1991 – 2011 Deposit Draft**

**Part 3 General Proposals**

Policies 1, 3, 9, 10 and 23

**INFORMATIVE:**

The extent of ground reduction necessary to construct the hobby room is likely to sever the roots of pine and beech trees which are situated within the curtilage of Inglewood. Before any work commences you are advised to ensure that this matter has been addressed. It will also be necessary to ensure that the development does not adversely affect the private drainage system.