

Dacorum Borough Council Planning Department

Civic Centre Marlowes
Hemel Hempstead
Herts HP1 1HH



MARTIN HOW ARCHITECTURAL SERVICES
29 BRIERLEY CLOSE
DUNSTABLE
BEDS
LU6 3NB

MR N McLEOD
CHURCH HOUSE STUDIOS
HUDNALL LANE
LITTLE GADDESSEN, BERKHAMSTED
HERTS
HP4

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/01129/00/FHA

**CHURCH HOUSE STUDIOS, HUDNALL LANE, LITTLE GADDESSEN,
BERKHAMSTED, HERTS, HP4**
DETACHED GARAGE WITH STORAGE AREA WITHIN ROOF & EXTENSION OF
LIVING/DINING AREA BY 1M IN WIDTH

Your application for full planning permission (householder) dated 12 May 2000 and received on 21 June 2000 has been **GRANTED**, subject to any conditions set out overleaf.

Daniel Noble

Development Control Manager

Date of Decision: 19 October 2000

CONDITIONS APPLICABLE TO APPLICATION: 4/01129/00/FHA

Date of Decision: 19 October 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 the garage hereby permitted shall match in size, colour and texture those used on the existing building.

Reason: To ensure a satisfactory appearance to the development.

3. The permission hereby granted is an alternative to and not in addition to, either wholly or in part the following:

Ref No.	Date of Permission
4/0289/97	23 May 1997

Development: Reconstruction of part of existing building, two storey extension and erection of double garage with accommodation over and entrance porch.

No part of the development referred to in this permission shall be carried out if any part of the development hereby permitted has been implemented, and the development hereby permitted shall not be carried out (and this permission shall become of no effect) if the permission referred to above (4/0289/97) is at any time implemented.

Reason: To safeguard and maintain the strategic policies of the local planning authority as expressed in the Structure Plan and Dacorum Borough Local Plan and for the avoidance of doubt.

4. The garage hereby permitted shall be kept available at all times for the parking of vehicles associated with the residential occupation of the dwelling known as Church House Studios, Hudnall Lane, Little Gaddesden and it shall not be converted or adapted to form living accommodation.

Reason: To safeguard the local planning authorities' strategic policies on development in the rural area.

NOTE:

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

Hertfordshire Structure Plan Review 1991 - 2011

Policy 42

Dacorum Borough Local Plan

Part 3 General Proposals

Policies 5, 8, 9, 20 and 90

Part 5 Environmental Guidelines

Sections 3 and 10

Dacorum Borough Local Plan 1991 - 2011 Deposit Draft

Part 3 General Proposals

Policies 5, 9, 10, 23 and 96

Part 5 Environmental Guidelines

Sections 3 and 10