

Dacorum Borough Council Planning Department

Civic Centre Marlowes
Hemel Hempstead
Herts HP1 1HH



MISS L ANDERSON
12 OAKDENE ROAD
HEMEL HEMPSTEAD
HERTS
HP3 9TS

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/01484/00/FHA

29 GREAT ELMS ROAD, HEMEL HEMPSTEAD, HERTS, HP3 9TW
SINGLE STOREY SIDE AND DOUBLE STOREY REAR EXTENSIONS

Your application for full planning permission (householder) dated 15 August 2000 and received on 17 August 2000 has been **GRANTED**, subject to any conditions set out overleaf.

Daniel Noble

Development Control Manager

Date of Decision: 12 October 2000

CONDITIONS APPLICABLE TO APPLICATION: 4/01484/00/FHA

Date of Decision: 12 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 extensions hereby permitted shall match in size, colour and texture those used on the existing building, with the exception of the south western flank wall of the two storey rear extension which shall be rendered and painted white before any part of the development hereby permitted is first brought into use and thereafter so maintained.

Reason: In the interests of the appearance of the development.

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 unless otherwise agreed in writing by the local planning authority.

Reason: In the interests of safeguarding the privacy of Nos. 27 and 31 Great Elms Road.

4. Before the first use of the study a fence shall be erected between Points A and B on Drawing Nos.29/3 B and 29/2A in accordance with details which shall be submitted to and approved in writing by the local planning authority. The fence shall be thereafter retained at all times unless otherwise agreed in writing by the local planning authority.

Reason: In the interests of the privacy of Nos 29 and 31 Great Elms Road.

NOTE:

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