Dacorum Borough Council Planning Department

Civic Centre Marlowes Hemel Hempstead Herts HP1 1HH



MR A STOCKER BYRE HOUSE THE GREEN SOULBURY BUCKS LU7 ODD

MR DICKENS
KILRUSH
5 HEMPSTEAD LANE
POTTEN END
BERKHAMSTED

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/01572/00/FUL

POTTEN END HOUSE (FORMERLY KILRUSH), 5 HEMPSTEAD LANE, POTTEN END, BERKHAMSTED, HERTS, HP4 2QJ

TWO STOREY REAR EXTENSION, TRIPLE GARAGE WITH LIVING ACCOMMODATION IN ROOF SPACE AND SINGLE STOREY SIDE EXTENSION

Your application for full planning permission dated 24 August 2000 and received on 31 August 2000 has been **GRANTED**, subject to any conditions set out overleaf.

Daniel Nobble

Dévelopment Control Manager

Continued on Page 2

Date of Decision: 05 December 2000

CONDITIONS APPLICABLE TO APPLICATION: 4/01572/00/FUL

Date of Decision: 05 December 2000

1. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.

<u>Reason</u>: 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.

Reason: To ensure a satisfactory appearance to the development.

3. The triple garage with room over hereby permitted shall not be occupied at any time other than for purposes ancillary to the residential use of the dwelling known as Potten End House.

<u>Reason</u>: 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. No development shall take place until fencing for the protection, during the course of the development, of the hedge along the western boundary shall have been erected in accordance with details which shall have been submitted to and approved in writing by the local planning authority. The fencing shall not be removed until the completion of the development.

Reason: In the interests of the amenity of adjoining residents.

5. Any parts of the existing hedge on the western boundary of the site that, within a period of five years from the commencement of the development, die, are uprooted, removed, cut down or destroyed shall be replaced by hedging plants of a species, size and maturity to be approved by the local planning authority.

Reason: In the interests of the amenity of adjoining residents.

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 4, 8 and 9
Part 5 Environmental Guidelines
Sections 2, 3 and 10

Dacorum Borough Local Plan 1991 - 2011 Deposit Draft Part 3 General Proposals Policies 4, 9 and 10 Part 5 Environmental Guidelines Sections 2, 3 and 10

4/01572/00

3