

Dacorum Borough Council Planning Department

Civic Centre Marlowes
Hemel Hempstead
Herts HP1 1HH



CHARNWOOD LOFT CONVERSIONS
ASHCROFT
256 FOREST ROAD
WOODHOUSE
LEICESTERSHIRE
LE12 8UA

MR & MRS CODRINGTON
479 LONDON ROAD
HEMEL HEMPSTEAD
HERTS
HP3 9BE

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/01635/99/FHA

479 LONDON ROAD, BOXMOOR, HEMEL HEMPSTEAD, HERTS, HP3 9BE
LOFT CONVERSION INCLUDING GABLES TO ROOF AND REAR DORMER

Your application for full planning permission (householder) dated 14 September 1999 and received on 21 September 1999 has been **GRANTED**, subject to any conditions set out overleaf.



Director of Planning

Date of Decision: 12 November 1999

CONDITIONS APPLICABLE TO APPLICATION: 4/01635/99/FHA

Date of Decision: 12 November 1999

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 tiles to be used for the development shall have been submitted to and approved in writing by the local planning authority. The approved tiles shall be used in the implementation of the development.

Reason: In the interests of the appearance of the dwellinghouse, the relationship with the adjoining dwellinghouses and the wider street scene.

3. The existing roof tiles which are to be removed in order to facilitate the development hereby permitted shall be re-used where feasible for the front and side elevations of the modified roof shown hatched red on the approved drawing received by the local planning authority on 21 September 1999.

Reason: In the interests of the appearance of the dwellinghouse, the relationship with adjoining dwellinghouses and the wider street scene.

4. The flank walls of the development hereby permitted shall match in colour and texture those of the existing dwellinghouse.

Reason: In the interests of the appearance of the dwellinghouse, in relation to the adjoining dwellinghouses and the wider street scene.

5. The rear dormer window and the new flank wall windows labelled A, B and C on the approved drawing received by the local planning authority on 21 September 1999 shall be fitted with obscure glass at all times in accordance with samples which shall be submitted to and approved in writing by the local planning authority. Details of the openings of all these windows shall be submitted to and approved in writing by the local planning authority and the windows shall be installed and thereafter maintained in accordance with the approved details.

Reason: In the interests of the residential amenity of Nos. 477, 479 and 481 London Road.

6. 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.

Reason: In the interests of the residential amenities of the occupants of the adjacent dwellings.