

Dacorum Borough Council Planning Department

Civic Centre Marlowes
Hemel Hempstead
Herts HP1 1HH



M V S HARDIMAN & ASSOCIATES LTD
22 THE MOUNT
WEST HILL
ASPLEY GUISE
BEDS
MK17 8EA

PLOWRIGHT HOMES
15A ROTHAMSTEAD AVENUE
HARPENDEN
HERTS

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/01661/00/FHA

52 CASTLE HILL AVENUE, BERKHAMSTED, HERTS, HP4 1HJ
SINGLE STOREY REAR EXTENSION AND DETACHED GARAGE

Your application for full planning permission (householder) dated 13 September 2000 and received on 15 September 2000 has been **GRANTED**, subject to any conditions set out overleaf.

Daniel Noble

Development Control Manager

Date of Decision: 09 November 2000

CONDITIONS APPLICABLE TO APPLICATION: 4/01661/00/FHA

Date of Decision: 09 November 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 garage hereby permitted shall match in size, colour and texture those used on the existing dwelling.

Reason: To ensure a satisfactory appearance to the development.

3. No development shall take place until the applicant, or their agents or successors in title, has secured the implementation of a programme of archaeological work in accordance with a written scheme of investigation which has been submitted by the applicant and approved in writing by the local planning authority.

Reason: To ensure that reasonable facilities are made available to record archaeological evidence.

NOTE:

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

Hertfordshire Structure Plan Review 1991 - 2011

Policies 1 and 2

Dacorum Borough Local Plan

Part 3 General Proposals

Policies 1, 7, 8 and 10

Part 5 Environmental Guidelines

Sections 2 and 3

Dacorum Borough Local Plan 1991 - 2011 Deposit Draft

Part 3 General Proposals

Policies 1, 7, 9 and 10

Part 4 Area Proposals

Development in Residential Areas – Character Area BCA13 Castle Hill

Part 5 Environmental Guidelines

Sections 2 and 3