



# PLANNING

Civic Centre Marlowes  
Hemel Hempstead  
Herts HP1 1HH

MR G WEDLAKE  
46 CRAWLEY CLOSE  
SLIP END  
BEDS  
LUI 4BT

MR H MIAH  
134 ARGYLL AVENUE  
LUTON  
BEDS

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/01740/98/FUL

38 HIGH STREET, MARKYATE, ST. ALBANS, HERTS, AL3 8PB  
NEW SHOPFRONT

Your application for full planning permission dated 10 September 1998 and received on 09 October 1998 has been **GRANTED**, subject to any conditions set out overleaf.

Director of Planning

Date of Decision: 05 March 1999

**CONDITIONS APPLICABLE TO APPLICATION: 4/01740/98/FUL**

Date of Decision: 05 March 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. The shop front (including the door and windows) hereby approved shall be constructed in timber and glazed in clear glass and thereafter retained in these materials.**

Reason: In the interests of the character and appearance of the Markyate Conservation Area.

**3. The brick plinth beneath the shop window shall be constructed in reclaimed bricks set in the pattern as shown on Drawing No. PAVSHD1A.**

Reason: In the interests of the character and appearance of the Markyate Conservation Area.