



DACORUM BOROUGH COUNCIL

PLANNING

Civic Centre Marlowes
Hemel Hempstead
Herts HP1 1HH

DEREK KENT ASSOCIATES
GREAT WHEELERS BARN
THE GREEN
SARRATT
NR RICKMANSWORTH HERTS
WD3 6BJ

Applicant:

T GOLDIE
C/O DEREK KENT ASSOCIATES
GT. WHEELERS BARN
THE GREEN SARRATT
HERTS
WD3 6BJ

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/01822/98/FHA

FLAUNDEN HOUSE, FLAUNDEN, HEMEL HEMPSTEAD, HERTS, HP3 0PW
DEMOLITION OF FLAT ROOFED EXTENSION, CONSTRUCTION OF TWO
STOREY AND SINGLE STOREY EXTENSIONS TO PROVIDE ANNEXE

Your application for full planning permission (householder) dated 14 October 1998 and received on 22 October 1998 has been **GRANTED**, subject to any conditions set out overleaf.

Director of Planning

Date of Decision: 16 December 1998

Building Control

Development Control

Development Plans

Support Services

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CONDITIONS APPLICABLE TO APPLICATION: 4/01822/98/FHA

Date of Decision: 16 December 1998

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 materials proposed to be used on the external walls and roofs of the development have been submitted to, and approved in writing by the local planning authority. The approved materials shall be used in the implementation of the development.

Reason: In the interests of the visual amenities of the Conservation Area.

3. The extension hereby permitted shall not be occupied at any time other than for purposes ancillary to the residential use of the dwelling known as 'Flaunden House'.

Reason: To safeguard and maintain the strategic policies of the local planning authority relating to the Green Belt as expressed in the Hertfordshire Structure Plan Review 1991-2001 and the Dacorum Borough Local Plan.

4. The Scots Pine tree identified as 'SP' on Drawing No.724/05 (Part Site Plan Scale 1:500) shall be retained and shall be protected during the whole period of site excavation and construction by the erection and retention of a 1.2 metre high chestnut paling fence on firm stake supports, not more than 3 metres apart and positioned beneath the outermost part of the branch canopy of the tree.

Reason: In order to ensure that damage does not occur to the tree during building operations.

5. No materials, plant, soil or spoil shall be stored underneath the canopy of the Scots Pine tree referred to in Condition 4.

Reason: In order to ensure that damage does not occur to the tree during building operations.