

Dacorum Borough Council Planning Department

Civic Centre Marlowes
Hemel Hempstead
Herts HP1 1HH



HERTFORD PLANNING SERVICE
98-100 FORE STREET
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MR & MRS H MARLES
HONEYBROOK
ST. MARGARETS
GREAT GADDESSEN, HEMEL HEMPSTEAD
HERTFORDSHIRE
HP1 3BZ

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/01979/00/FHA

**HONEYBROOK, ST. MARGARETS, GREAT GADDESSEN, HEMEL
HEMPSTEAD, HERTFORDSHIRE, HP1 3BZ
SINGLE STOREY FRONT EXTENSION AND SINGLE STOREY REAR
EXTENSION**

Your application for full planning permission (householder) dated 16 October 2000 and received on 03 November 2000 has been **GRANTED**, subject to any conditions set out overleaf.

Daniel Noble

Development Control Manager

Date of Decision: 19 April 2001

CONDITIONS APPLICABLE TO APPLICATION: 4/01979/00/FHA

Date of Decision: 19 April 2001

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 hereby permitted shall match in size, colour and texture those used on the existing building. All joinery shall be of timber construction unless otherwise agreed in writing by the local planning authority.

Reason: To ensure a satisfactory appearance to the development and in the interests of the visual amenities of the Area of Outstanding Natural Beauty.

3. The development hereby permitted shall not be carried out and this permission shall become of no effect if the rear extension element of the planning permission granted on the 20th of March 1998 for a single storey rear extension, front bay window and two storey outbuilding at Sapele, St. Margarets, Great Gaddesden (Ref: 4/01994/97/FHA) is at any time implemented.

Reason: To safeguard and maintain the strategic policies of the local planning authority as expressed in the County Structure Plan and Dacorum Borough Local Plan and for the avoidance of doubt

NOTE:

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

Hertfordshire Structure Plan Review 1991-2011

Policies 1 and 38

Dacorum Borough Local Plan

Part 3 General Proposals

Policies 5, 8, 9, 20, 89 and 90

Part 5 Environmental Guidelines

Sections 2 and 10

Dacorum Borough Local Plan 1991-2011 Deposit Draft

Part 3 General Proposals

Policies 5, 9, 10, 23, 95 and 96

Part 5 Environmental Guidelines

Sections 2 and 10