

**Dacorum Borough Council  
Planning Department**

Civic Centre Marlowes  
Hemel Hempstead  
Herts HP1 1HH



MR N A JOHNSON  
17 CRABTREE LANE  
HEMEL HEMPSTEAD  
HERTS

MR JONES  
69 BETJEMAN WAY  
HEMEL HEMPSTEAD  
HERTS  
HP1 3HJ

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/02019/00/FHA

69 BETJEMAN WAY, HEMEL HEMPSTEAD, HERTS, HP1 3HJ  
CONSERVATORY

Your application for full planning permission (householder) dated 07 November 2000 and received on 10 November 2000 has been **GRANTED**, subject to any conditions set out overleaf.

*David Noble*

Development Control Manager

Date of Decision: 22 December 2000

**CONDITIONS APPLICABLE TO APPLICATION: 4/02019/00/FHA**

Date of Decision: 22 December 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 conservatory hereby permitted shall match in size, colour and texture those used on the existing building. In particular, the upvc frames of the conservatory hereby permitted shall be finished to match the existing window frames, unless otherwise agreed in writing by the local planning authority.**

Reason: To ensure a satisfactory appearance to the development.

**NOTE:**

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

**Hertfordshire Structure Plan Review 1991 - 2011**

Policies 1, 2 and 38

**Dacorum Borough Local Plan**

**Part 3 General Proposals**

Policies 1, 7, 8, 9, 10 and 54

**Part 5 Environmental Guidelines**

Sections 2, 6 and 10

**Dacorum Borough Local Plan 1991 - 2011 Deposit Draft**

**Part 3 General Proposals**

Policies 1, 7, 9, 10, 11 and 59

**Part 5 Environmental Guidelines**

Sections 2, 6 and 10

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TOWN AND COUNTRY PLANNING ACT 1990

SECTION 192

(as amended by section 10 of the  
Planning and Compensation Act 1991)

TOWN AND COUNTRY PLANNING (GENERAL DEVELOPMENT PROCEDURE)  
ORDER 1995

ARTICLE 24

CERTIFICATE OF LAWFUL USE OR DEVELOPMENT  
for proposed use or development

The Dacorum Borough Council hereby certifies that on 09 November 2000 the operations described in the First Schedule hereto in respect of the land specified in the Second Schedule hereto and edged red on the plan attached to this Certificate would have been lawful within the meaning of section 191 of the Town and Country Planning Act 1990 (as amended), for the following reasons:

1. The proposed roof light windows on the front elevation as shown on Drawing No. 1 received by the local planning authority on 10 November 2000 fall within the limits of development permitted by Class C of Part 1 of Schedule 2 to the Town and Country Planning (General Permitted Development) Order 1995 (as amended).
2. The proposed rear dormer extension as shown on Drawing No. 1 received by the local planning authority on 10 November 2000 falls within the limits of development permitted by Class B of Part 1 of Schedule 2 to the Town and Country Planning (General Permitted Development) Order 1995 (as amended).

Signed:

Development Control Manager  
On behalf of Dacorum Borough Council

Date: 18 January 2001

Reference: 4/02020/00/LDP

## FIRST SCHEDULE

INSTALLATION OF ROOF LIGHT WINDOWS ON FRONT ELEVATION AND  
CONSTRUCTION OF REAR DORMER EXTENSION

## SECOND SCHEDULE

8 BARNFIELD, HEMEL HEMPSTEAD, HERTS, HP3 9QH

### Notes

1. This Certificate is issued solely for the purposes of section 192 of the Town and Country Planning Act 1990 (as amended).
2. It certifies that the operations specified in the First Schedule taking place on the land described in the Second Schedule would have been lawful, on the specified date and, thus, would not have been liable to enforcement action under section 172 of the 1990 Act on that date.
3. This Certificate applies only to the extent of the operations described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any operations which are materially different from those described or which relate to any other land may render the owner or occupier liable to enforcement action.
4. The effect of the Certificate is also qualified by the proviso in section 192(4) of the 1990 Act, as amended, which states that the lawfulness of a described use or operation is only conclusively presumed where there has been no material change, before the use is instituted or the operations begun, in any of the matters relevant to determining such lawfulness.