

PLANNING (LISTED BUILDINGS AND CONSERVATION AREAS) ACT 1990

PLANNING DECISION NOTICE – CONSENT

S6/2010/94/LB

REPLACEMENT OF CORRUGATED ASBESTOS CEMENT ROOFING WITH LEAD SHEET INCORPORATING ROOFLIGHTS. REMOVAL OF REDUNDANT INTERNAL WALLS AND RAISING LEVEL OF PART OF FLOOR. INSERTION OF NEW FRENCH DOORS AND SLIDING-FOLDING DOORS INTO EXTERNAL WALLS

at: 7 FORE STREET HATFIELD

Carriage Return

Agent Name And Address

RM CRUMP LTD
MILL END
RUSDEN
BUNTINGFORD
SG9 0TA

Applicant Name And Address

MRS S WEISINGER
7 FORE STREET
HATFIELD
AL9 5AN

In pursuance of their powers under the above mentioned Act and the Orders and Regulations for the time being in force thereunder, the Council hereby **GRANTS** listed building consent to the works described above and proposed by you in your application received with sufficient particulars on 29/01/2010 and shown on the plan(s) accompanying such application, subject to the following conditions:-

1. The works to which this consent relates shall be begun before the expiration of three years from the date of this consent.

REASON: In order to comply with Section 18 (1) of the Planning (Listed Buildings and Conservation Areas) Act 1990 (As amended)

2. The development/works shall not be started and completed other than in accordance with the approved plans and details 1:1250 Site Location Plan & 797.04 & 797.05 & 797.06 received and dated 29 January 2010 unless otherwise agreed in writing by the Local Planning Authority.

REASON: To ensure that the development is carried out in accordance with the approved drawings and any changes must be agreed in advance in writing by the Local Planning Authority.

3. No building or development shall take place until the materials and finish for the proposed folding doors and surrounding frame as annotated on approved drawing 797.04 have been

Continuation ...

submitted to and approved in writing by the Local Planning Authority. The approved materials and design shall then be implemented in accordance with these approved details.

REASON: To ensure where possible the original features of the building are to be retained and to comply with PPS5.

4. The materials and mouldings for the proposed French doors as shown on approved drawings 797.04 & 797.06 are to be used in the approved development. Any variation to these details and materials are to be approved in writing with the local planning authority.

REASON: To ensure where possible the original features of the building are to be retained and to comply with PPS5

REASONS FOR APPROVAL

The proposal has been considered against Planning Policy Statement/Guidance PPS1, PPS5, & PPG14, Policy ENV6 of the East of England Plan 2008 and local plan development plan policies SD1 of the Welwyn Hatfield District Plan 2005, in addition to the Human Rights Act 1998, which indicate that the proposal should be approved. Material planning considerations do not justify a decision contrary to the Development Plan (see Officer's report which can be inspected at these offices).

Date: **26/03/2010**

A handwritten signature in black ink, appearing to read 'TH', with a long horizontal stroke extending to the right.

Tracy Harvey
Head of Development Control