



TOWN AND COUNTRY PLANNING ACT 1990

PLANNING DECISION NOTICE – PERMISSION

S6/2012/0083/FP

Use of the existing exhibition area (use class D1) as either an exhibition area or children's play area (use class D1)

at: Level 1 129 The Galleria Comet Way HATFIELD

Agent Name And Address

Mr S Panesar
DHA Planning & Development
Cervantes
Ellesmere Road
WEYBRIDGE
KT13 0HQ

Applicant Name And Address

Mr D Khiroya
Land Securities Galleria Limited
5 The Strand
LONDON
WC2N 5AF

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 **PERMIT** the development proposed by you in your application received with sufficient particulars on 12/01/2012 and shown on the plan(s) accompanying such application, subject to the following conditions:-

1. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

REASON: In order to comply with Section 91 of the Town and Country Planning Act (As amended)

2. The development/works shall not be started and completed other than in accordance with the approved plans and details: 1825/SK101 P01 & 1825/SK01 P01 & 1825/SK02 P01 & 1825/SK03 P01 & 1825/SK04 P01 & 1825/SK05 P01 & 1825/SK06 P01 & 1825/SK07 P01 & 1825/SK08 P01 & 1825/SK09 P01 received and dated 12 January 2012 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.

REASONS FOR APPROVAL

The proposal has been considered against Planning Policy Statement/Guidance PPS1, PPS4, PPS9, PPG13 and PPG14, East of England Plan 2008 policies SS1, ENV3, ENV7, T14 and development plan policies GBSP2, SD1, R3, D1, D2, M14, TCR3, CLT10 and Supplementary Design Guidance of the Welwyn Hatfield District Plan 2005, in addition to the Human Rights Act 1998, which, at the time of this decision 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

Continuation ...

at these offices).

INFORMATIVE:

1. The Planning Authority has determined the application on the basis of the information available to it but this does not warrant or indicate that the application site is safe or stable or suitable for the development proposed, or that any nearby land is structurally stable. The responsibility for safe and suitable development rests upon the developer and/or land owner and they should take expert advice from properly qualified experts to ensure that the historic chalk mining activities in the area will not adversely affect the development.

Date: 07/03/2012

A handwritten signature in black ink, appearing to read 'TH', followed by a long horizontal line extending to the right.

Tracy Harvey
Head of Planning