



WELWYN HATFIELD COUNCIL

Council Offices, Welwyn Garden City, Herts, AL8 6AE
Telephone: Welwyn Garden (01707)357000

TOWN AND COUNTRY PLANNING ACT 1990

PLANNING DECISION NOTICE – PERMISSION

N6/2007/887/FP

ERECTION OF REAR CONSERVATORY

at: 103 LONGCROFT LANE, WELWYN GARDEN CITY

Agent Name And Address

MRS CARRIE-ANNE GUNNS
CONS ADMIN DEPT
PO BOX 65
NORWICH
NR6 6EJ

Applicant Name And Address

MR M ODLING
103 LONGCROFT LANE,
WELWYN GARDEN CITY
AL8 6EL

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 12/06/2007 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. No development shall take place until samples of materials to be used in the construction of the external surfaces of the building hereby permitted have been submitted to and approved in writing by the Local Planning Authority. The development shall be implemented using the approved materials. Subsequently, the approved materials shall not be changed without the prior written consent of the Local Planning Authority.

REASON: To ensure a satisfactory standard of development in the interests of visual amenity in accordance with Policies D1 and D2 of the Welwyn Hatfield District Plan 2005

REASONS FOR APPROVAL

The proposal has been considered against development plan policies (Welwyn Hatfield District Plan 2005 GBSP2, D1, D2 & R22), 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).

Continuation ...

APPROVED PLAN NUMBER(S): 1:1250 Site Location Plan & 1:500 Block Plan & Existing Floor Plan & Existing Rear and Side Elevations & Proposed Floor Plan & Proposed Rear and Side Elevations all received date stamped 12 June 2007.

Date: 07/08/2007

A handwritten signature in black ink, appearing to read 'Chris Conway', with a large, stylized flourish at the end.

Chris Conway
Chief Planning and Environmental Health Officer