



Town and Country Planning Act 1990  
**PLANNING DECISION NOTICE – REFUSAL**

**S6/2009/2042/FP**

**ERECTION OF TWO STOREY REAR EXTENSION**

**at: 11- 12 HOOK LANE NORTHAW POTTERS BAR**

**Agent Name And Address**

ME A MURRAY  
INHABIT ARCHITECTURE  
10 SOUTHFIELD  
WELWYN GARDEN CITY  
AL7 4ST

**Applicant Name And Address**

MR G WINTER  
11 HOOK LANE  
NORTHAW  
POTTERS BAR  
EN6 4DA

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 **REFUSE** the development proposed by you in your application received with sufficient particulars on 18/09/2009 and shown on the plan(s) accompanying such application.

The reason(s) for the Council's decision to refuse permission for the development is/are:-

1.The proposal by virtue of the cumulative impact of extensions on the property at No.11 Hook Lane would fail to appear as a limited extension or alteration to the dwelling resulting in a disproportionate increase in the size of the built form on the site. The proposal is therefore inappropriate development within the Green Belt and the applicant has failed to show to the satisfaction of the Local Planning Authority that there are Very Special Circumstances to justify the harm by reason of its inappropriateness. The proposal is therefore contrary to PPG2 and policies RA3, D1 and D2 of the Welwyn Hatfield District Plan 2005 and Supplementary Design Guidance, Statement of Council Policy, 2005.

REFUSED PLAN NUMBER(S): 001 & 002 & 003 & 005 & 006 received and dated 18 September 2009

Date: **13/11/2009**

**Continuation...**

Tracy Harvey  
Head of Development Control