



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

S6/2007/366/FP

ERECTION OF REAR CONSERVATORY

at: 13 DAISY DRIVE, HATFIELD, HERTFORDSHIRE

Agent Name And Address

TRUSTYLE UK LTD
UNIT 31 HILL LANE INDUSTRIAL ESTATE,
MARKFIELD,
LEICESTER
LE67 9PY

Applicant Name And Address

MR M PLEDGE & MRS M CUNNINGHAM,
13 DAISY DRIVE,
HATFIELD,
HERTFORDSHIRE
AL109FR

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 06/03/2007 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. The materials to be used in the construction of the external surfaces of the extension hereby permitted shall match those used in the existing building. Subsequently, the external surfaces 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.

3. Before the development hereby permitted is first residentially occupied all windows in the southern flank wall of the proposed rear conservatory facing towards number 15 Daisy Drive, shall be non-opening and wholly glazed with purpose-made obscured glass and shall be permanently retained as such for so long as the development remains in existence.

REASON

To prevent overlooking of adjoining property in accordance with Policy D1 of the Welwyn Hatfield District Plan 2005.

Continuation ...

REASON FOR APPROVAL

The proposal has been considered against development plan policies of the, Welwyn Hatfield District Plan 2005 GBSP2, SD1, R3, D1 and D2, 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).

APPROVED PLAN NUMBER:

Plan and Elevational Views and 1:20 Block Plan & 1:1250 Location Plan received and date stamped 6 March 2007.

Date: 01/05/2007



Chris Conway
Chief Planning and Environmental Health Officer