



**Notice of Decision**  
**Town and Country Planning Act 1990**  
**Town and Country Planning (General Permitted**  
**Development) (England) Order 2015**  
**Prior Approval Refused**

Mr Gordon Evans  
Office 182  
28A Church Road  
Stanmore  
HA7 4AW

**Application No:** 6/2020/1989/PN8

**Date of Decision:** 23 September 2020

**DETERMINATION BY THE LOCAL PLANNING AUTHORITY IN RESPECT TO  
PRIOR APPROVAL UNDER SCHEDULE 2, PART 1, CLASS A OF THE TOWN  
AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT)  
(ENGLAND) ORDER 2015**

**WELWYN HATFIELD BOROUGH COUNCIL (Local Planning Authority) in  
pursuance of its powers under the above-mentioned act and orders, hereby  
determine that the development fails to comply with the limitations contained  
within class A. The application is hereby REFUSED for the following  
reason(s): -**

**Development:** Prior approval for the erection of a single storey rear extension  
measuring 6m in depth, 3.10m in height and 3m to the eaves.

**At location:** 89 Lemsford Road Hatfield AL10 0DZ

**Applicant:** Ms S Nassif

**Application Date:** 12 August 2020

In accordance with the accompanying plans and particulars, for the reasons  
specified below: -:

1. The proposed extension would be within 2m of the boundary of the curtilage of the dwellinghouse and would and the height of the eaves of the enlarged part would exceed 3m. It therefore does not comply with Class A 1 (h) (i) of Part 1, Schedule 2 of the Town and Country Planning (General Permitted Development) (England) Order 2015.
2. The proposed materials of construction have not been specified either on the plans for the proposal or the application forms. The proposal therefore does not comply with Paragraph A 3 (a) of Class A of Part 1, Schedule 2 of the Town and Country Planning (General Permitted Development) (England) Order 2015.

REFUSED DRAWING NUMBERS

3.

<b>Plan Number</b>	<b>Revision Number</b>	<b>Details</b>	<b>Received Date</b>
066/EX/001		Location Plan	12 August 2020
066/PR/202		Proposed Block Plan	12 August 2020

**Informative**



Colin Haigh  
**Head of Planning**

## **Town and Country Planning Act 1990**

### Appeals to the Secretary of State

- If you are aggrieved by the decision of your local planning authority to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State under section 78 of the Town and Country Planning Act.
- If this is a decision on a planning application relating to the same or substantially the same land and development as is already the subject of an enforcement notice, if you want to appeal against your local planning authority's decision on your application, then you must do so within 28 days of the date of this notice.
- If an enforcement notice is served relating to the same or substantially the same land and development as in your application and if you want to appeal against your local planning authority's decision on your application, then you must do so within: 28 days of the date of service of the enforcement notice, or within 6 months of the date of this notice, whichever period expires earlier. •
- In all other cases, if you want to appeal against your local planning authority's decision then you must do so within 6 months of the date of this notice. •
- Appeals can be made online at: <https://www.gov.uk/planning-inspectorate>. If you are unable to access the online appeal form, please contact the Planning Inspectorate to obtain a paper copy of the appeal form on tel: 0303 444 5000.
- The Secretary of State can allow a longer period for giving notice of an appeal, but will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.
- The Secretary of State need not consider an appeal if it seems to the Secretary of State that the local planning authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.