



TOWN AND COUNTRY PLANNING ACT 1990

## PLANNING DECISION NOTICE – PERMISSION

**N6/2010/0325/FP**

**ERECTION OF SINGLE STOREY SIDE EXTENSION**

**at: 32 SHERRARDSPARK ROAD WELWYN GARDEN CITY**

### Agent Name and Address

Mr S Cook  
Home Extension Designs  
60 Bridge Road East  
Welwyn Garden City  
Hertfordshire  
AL7 1JU

### Applicant Name and Address

Mr and Mrs A Picken  
32 Sherrards Park Road  
Welwyn Garden City  
Hertfordshire  
AL8 7JS

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 18/02/2010 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: 2452-P-01D & 2452-P-02 received and dated 18 February 2010 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.

3. No development shall take place until samples of materials to be used in the construction of the external surfaces of the building hereby permitted shall be 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 GBSP2, D1 and D2 of the Welwyn Hatfield District Plan 2005.

## Continuation ...

### REASONS FOR APPROVAL

The proposal has been considered against Planning Policy Statement 1, Planning PPS5, East of England Plan 2008 policies SS1, ENV6 and ENV7 and development plan policies SD1, GBSP2, R3, D1 and D2 of the Welwyn Hatfield District Plan 2005, 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).

**Date:** 15/04/2010

A handwritten signature in black ink, appearing to read 'TH', with a long horizontal stroke extending to the right.

Tracy Harvey  
Head of Development Control