



TOWN AND COUNTRY PLANNING ACT 1990 CONTROL OF ADVERTISEMENT
REGULATIONS 1992

PLANNING DECISION NOTICE – CONSENT

N6/2011/2784/AD

Erection of three signs

at: 41 Howardsgate WELWYN GARDEN CITY

Carriage Return

Agent Name And Address

Mr C Nicholson
ProDrive Shopfitting Evans Business Centre
Stephensons Court
Skippers Lane Industrial Estate
Middlesborough
TS6 6UT

Applicant Name And Address

Mr N Lund
Austin Reed
Station Road
Thirsk
YO7 1QH

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 **GRANT** express consent to the display of the advertisement(s) proposed by you in your application received with sufficient particulars on 19/01/2012 and shown on the plan(s) accompanying such application. The consent is granted for a period of five years from the date hereof, and subject to the following conditions:-

1. Any advertisement displayed, and any site used for the display of advertisements, shall be maintained in a clean and tidy condition to the reasonable satisfaction of the Local Planning Authority.
2. Any structure or hoarding erected or used principally for the purpose of displaying advertisements shall be maintained in a safe condition.
3. Where an advertisement is required under these Regulations to be removed, the removal shall be carried out to the reasonable satisfaction of the Local Planning Authority.
4. No advertisement is to be displayed without the permission of the owner of the site or any other person with an interest in the site entitled to grant permission.

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5. No advertisement shall be sited or displayed so as to obscure, or hinder the ready interpretation of, any road traffic sign, railway signal or aid to navigation by water or air, or so as otherwise to render hazardous the use of any highway, railway, waterway or aerodrome (civil or military).

REASON: To comply with the requirements of The Town and Country Planning (Control of Advertisements) Regulations 1992 in the interests of highway safety and visual amenity.

6. The development/works shall not be started and completed other than in accordance with the approved plans and details: Site Location Plan (1:1250) & Block Plan & CCVY-WGC-PL1 (REV:C) received and dated 19th January 2012 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.

7. All parts of the projecting signage must be at a height of, or greater than 2.1 m vertically above the footpath and no less than 500 mm horizontally from the edge of the carriageway.

REASON: In the interests of pedestrian/highway safety and convenience.

REASONS FOR APPROVAL

The proposal has been considered against the National Planning Policy Framework, East of England Plan 2008 policies SS1, ENV6, ENV7 and development plan policies SD1, GBSP2, D1 and D2 of the Welwyn Hatfield District Plan 2005, in addition to the Human Rights Act 1998, which, at the time of this decision 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).

INFORMATIVES:

1. Notwithstanding the consent issued under the Town and Country Planning Act, a licence issued under the provisions of Section 177 of the Highways Act 1980 is required prior to the erection of any part of the projection into or over the public highway. The applicant is advised to contact the Mid West Herts Highways Area Office (01727 816000) to obtain the requirements on the procedure to enter into the necessary licence agreement with the highway authority, Hertfordshire County Council.

2. Drawing no. CCVY-WGC-PL1 (REV:C) indicates that the existing shopfront and roller shutter are to be refurbished/decorated. These alterations are subject to a separate planning permission and therefore do not form part of this application.

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Date: **01/05/2012**

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

Tracy Harvey
Head of Planning