

**Neighbourhoods
Planning Control**
London Borough of Havering
Mercury House, Mercury Gardens
Romford RM1 3SL

Please Call: Planning Department
Telephone: 01708 433100
Fax: 01708 432690
email: planning@havering.gov.uk

Mrs Afroze Khan
12, Button Road
Grays
RM17 5HE

Date: 9th September 2021

Dear Sir/Madam,

Process set out by condition A.4 of Schedule 2 Part 1 Class A of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended)

In accordance with section 60 (2B) and (2C) of the Town and Country Planning Act 1990
(as amended by section 4 (1) of the Growth and Infrastructure Act 2013)

The London Borough of Havering, as Local Planning Authority, hereby confirm that their **prior approval is refused** for the proposed development at the address shown below, as described by the description shown below, and in accordance with the information that the developer provided to the Local Planning Authority.

Application No: Y0414.21

Address of the proposed development:

78 Hacton Drive Hornchurch

Description of the proposed development:

Single Storey rear extension with an overall depth of 5m, a maximum height of 4m, and an eaves height of 3.6m. (PRIOR APPROVAL)

Information provided by the developer to the Local Planning Authority on 18th August 2021.

Reason for Refusal

- 1 **PRA_YRV9**
The proposal would not be Permitted Development as the eaves height of the proposed extension is greater than allowed (not more than 3m)

It is important that you read and understand all of the following informatives:

- 1 The Local Authority is permitted to refuse an application at the validation stage if the proposal is in breach of Condition A.4 of Schedule 2 Part 1 Class A of the Town and Country Planning (General Permitted Development) Order 2015.

NOTES IN CONNECTION WITH REFUSAL OF A PRIOR APPROVAL APPLICATION

(1) If the applicant is aggrieved by the decision of the local planning authority to refuse Prior Approval, an appeal may be made to the First Secretary of State at the Department for Communities and Local Government in accordance with Section 78 of the Town and Country Planning Act 1990. (Appeals must be made within 12 WEEKS of the decision date on a form which is obtainable from the Planning Inspectorate, Customer Support Unit, Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN or from the Planning Inspectorate's web site, www.planning.inspectorate.gov.uk)

(2) When submitting the completed appeal form to the Planning Inspectorate, a copy should be sent to Planning, London Borough of Havering, 5th Floor, Mercury House, Mercury Gardens, Romford, RM1 3SL.