

**THREE RIVERS DISTRICT COUNCIL
TOWN AND COUNTRY PLANNING ACT 1990 : SECTION 70
PERMISSION TO DEVELOP LAND**

To : Mr C Bubbey Mrs D Struve
Carter Jonas LLP On behalf of
Anchor House
269 Banbury Road
Oxford
Oxon OX2 7LL

Site : **Gyfras Barn Bucks Hill Sarratt**
Proposed Development : Application to modify Section 106 Obligation for planning permission 8/668/90 to allow Gyfras Barn to be used for ancillary sleeping accommodation to Gyfras Farm House
Ref No : 09/1560/FUL
Date Received Valid: 16 October 2009

In pursuance of its powers under the above mentioned Acts and the Orders and Regulations for the time being in force thereunder, the Council as Local Planning Authority hereby **PERMITS** the development proposed by you in your application as set out above and shown on plan numbers: **17 REV C, TRDC 001**, accompanying the application.

Consent is subject to the following conditions :-

- 1 That the Section 106 Obligation dated 15th May 1992 made between Richard Henson Tipton, Jennifer Smith Tipton, The Royal Trust Bank and Three Rivers District Council, relating to the use of the barn approved under planning reference 8/668/90, be modified, and the words "(other than for sleeping accommodation)" be removed from Paragraph 2 (a).

INFORMATIVES :-

- 1 The modification of the Section 106 Obligation hereby approved would not have a significant adverse effect on the Listed Building, Green Belt or the residential amenities of any neighbouring properties, or otherwise result in demonstrable harm, to such an extent to justify the refusal of planning permission and would comply with Policies GEN3, GEN8, GB1, GB6, C8, C9, C10 and Appendices 2 and 3 of the Three Rivers Local Plan 1996-2011 (adopted 2001).

Please note that this consent grants planning permission subject to any conditions listed above. It does **NOT** overcome the need to obtain any consents under other legislation (e.g. Building Regulations and Environmental Protection) or obtain agreement under private land law (e.g. due to restrictive covenants and easements). Leaseholders are advised to consult their Landlord/Freeholder prior to carrying out any work.

Dated: 30 November 2009

Signed 
Geof Muggerridge, Development Manager
For Director of Community and Environmental Services.
On behalf of Three Rivers District Council, Three Rivers House, Northway, Rickmansworth, Herts
WD3 1RL