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Mr Hyam
Hill Partnerships Ltd
The Powerhouse
Gunpowder Mill
Powdermill Lane
Walham Abbey
Essex
EN9 1BN
England

Our Ref: 25/03061/DOC

Contact: Alex Howard
Direct Line: 01462 474608
Email: alex.howard@north-herts.gov.uk

Date: 20 January 2026

Dear Sir/Madam

**Details of Condition : Details reserved by Condition 3 (Materials) of Planning permission 22/00516/FP granted 18/09/2023.,
Land To The West Of Lucas Lane And East Of Headlands, Grays Lane, Hitchin,
Hertfordshire, SG5 2HR,**

Please quote the following reference: 25/03061/DOC on all correspondence.

I refer to your application received on 2nd December 2025, which seeks approval of the external materials for the above site pursuant to Condition 3 of the planning permission reference number 22/00516/FP.

External materials details have already been approved at this site under ref: 25/00770/DOC. However, there are delays and issues with availability for the previously approved Grey roof tile, so the current application seeks approval for a different Grey roof tile which is available. The proposed Grey tile as shown on plan re: LGH-IDP-LUC-00-D-A-00001- P04 Materials Site Plan is largely similar to the previously approved tile, which is acceptable.

I can therefore confirm that the revised materials details are considered acceptable and hereby approved.

Yours faithfully

Shaun Greaves
Development and Conservation Manager

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