

TOWN AND COUNTRY PLANNING ACT 1990

DACORUM BOROUGH COUNCIL

Application Ref. No. 4/0056/92

Chiltern Hunt Properties Ld
The Pavilion
Shendish
Hemel Hempstead
HERTS

N E Tinworth
Debenham Tewson & Chinnocks
44 Brook Street
London
W1A 4AG

DEVELOPMENT ADDRESS AND DESCRIPTION
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Land S. Shendish Access Road, London Rd, Kings Langley.

USE OF LAND FOR CONSTRUCTION OF GOLF COURSE AND ANCILLIARY WORKS

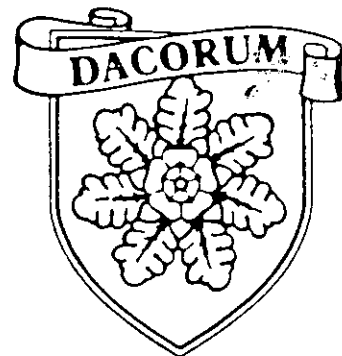
Your application for *full planning permission* dated 15.01.1992 and received on 17.01.1992 has been **GRANTED**, subject to any conditions set out on the attached sheet.

Colin Kanard

Director of Planning.

Date of Decision: 16.04.1992

(encs. - Conditions and Notes).



CONDITIONS APPLICABLE
TO APPLICATION: 4/0056/92

Date of Decision: 16.04.1992

1. The development to which this permission relates shall be begun within a period of five years commencing on the date of this notice.
2. This permission shall not imply any consent for the alteration of ground levels other than the construction of tees, greens and bunkers, and no materials shall be imported to or removed from the site.
3. Before the development hereby permitted is commenced, full details shall be submitted to and approved by the Local Planning Authority of the following:
 - (a) The construction of all tees, greens and bunkers.
 - (b) The form and construction of the car park.
 - (c) Any new access road.
 - (d) Alterations to the existing bungalow to facilitate use as a club house.
4. The existing trees on the site shall be retained and adequately protected to the satisfaction of the local planning authority for the duration of development and shall not be wilfully damaged or destroyed, uprooted, felled, lopped or topped during that period without the previous written consent of the local planning authority. Any trees removed without such consent or dying or being severely damaged or becoming seriously diseased during that period shall be replaced with trees or such size and species as may be agreed with the local planning authority.
5. The existing access to the site from Rucklers Lane shall be used solely by maintenance and service vehicles and shall not be used as a means of access by members of the public using the facilities of the golf course.
6. No development shall take place until the applicant has secured the implementation of a programme of archaeological work in accordance with a written scheme of investigation which has been submitted by the applicant and approved by the local planning authority.

REASONS:

1. To comply with the provisions of s.91 of the Town and Country Planning Act 1990.
2. For the avoidance of doubt and in the interests of amenity.
3. To ensure a proper form of development.
4. To maintain and enhance visual amenity.

CONDITIONS APPLICABLE
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5. The access is not considered suitable for general use which could give rise to congestion and conditions of danger in Rucklers Lane.
6. To ensure the safe, economic, durable, attractive and proper development of the estate.