

TOWN AND COUNTRY PLANNING ACT 1990

DACORUM BOROUGH COUNCIL

Application Ref. No. 4/0058/95

Rudolf Steiner School  
Langley Hill  
Kings Langley  
Herts  
WD4 9HG

David Austin  
Ruskin Mill  
Old Bristol Road  
Nailsworth  
Glos

DEVELOPMENT ADDRESS AND DESCRIPTION  
=====

Rudolf Steiner School, Langley Hill, Kings Langley

ERECTION OF MAINTENANCE BUILDING

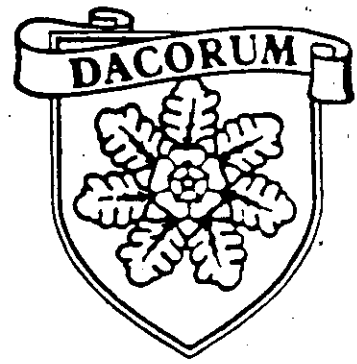
Your application for *full planning permission* dated 20.01.1995 and received on 25.01.1995 has been **GRANTED**, subject to any conditions set out on the attached sheet(s).

Director of Planning

Date of Decision: 13.07.1995

(encs. - Conditions and Notes)





CONDITIONS APPLICABLE  
TO APPLICATION: 4/0058/95

Date of Decision: 13.07.1995

1. The development to which this permission relates shall be begun within a period of five years commencing on the date of this notice.

Reason: To comply with the provisions of s.91 of the Town and Country Planning Act 1990.

2. Notwithstanding the details shown on Drawing No KL100/1/REV B this permission only extends to the erection of the building hatched yellow.

Reason: For the avoidance of doubt.

3. Notwithstanding the details shown on Drawing No. KL100/4 and specified by Form DC1 the materials to be used for the roof shall only be Spanish Natural Slate (Ultra de Carmen Blue Black 400 x 200 mm), details of which were received by the local planning authority on 29 March 1995.

Reasons:

(a) In the interests of the Conservation Area, setting of the adjoining Listed Buildings, role of the Ancient Monument, visual amenity of the Green Belt and Landscape Development Area.

(b) For the avoidance of doubt.

(c) Tileform Bold roll and the other roofing materials specified on Drawing KL100/4 are unacceptable.

4. With the exception of the lime rendered walls hatched yellow on Drawing NO. KL/00/3, the walls of the building hereby permitted shall be finished externally in stained timber and shall be maintained in this condition at all times.

Reasons:

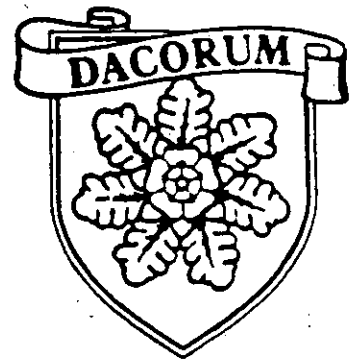
(a) In the interests of the Conservation Area, setting of the adjoining Listed Buildings, role of the Ancient Monument, visual amenity of the Green Belt and Landscape Development Area.

(b) For the avoidance of doubt.

(c) Tileform Bold roll and the other roofing materials specified on Drawing KL100/4 are unacceptable.

Continued





CONDITIONS APPLICABLE  
TO APPLICATION: 4/0058/95

Date of Decision: 13.07.1995

5. The exposed parts of the timber frame and all doors shall be of dark stained timber and maintained in this condition at all times.

Reasons:

- (a) In the interests of the Conservation Area, setting of the adjoining Listed Buildings, role of the Ancient Monument, visual amenity of the Green Belt and Landscape Development Area.
  - (b) For the avoidance of doubt.
  - (c) Tileform Bold roll and the other roofing materials specified on Drawing KL100/4 are unacceptable.
6. There shall be no ground disturbance below 250 mm in the construction of the building hereby permitted.

Reason: To safeguard the Ancient Monument.

7. This decision does not constitute any form of Scheduled Monument Consent which may be required before the commencement of works.

Reasons:

- (a) For the avoidance of doubt.
  - (b) Separate approval for Ancient Monument Consent may be necessary.
8. Details of the type of trees and the type of material to comprise the landscaped bank as shown on Drawing No. KL100/1/REV B shall be submitted to the local planning authority within 3 months of the date of this permission and these details shall be implemented in accordance with Condition 10.

Reasons:

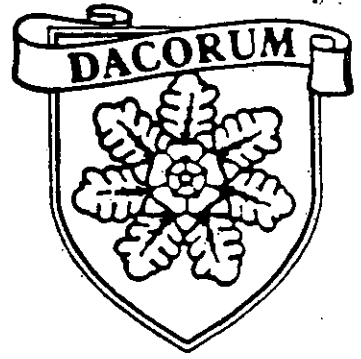
- (a) In the interests of the Conservation Area, setting of the adjoining Listed Buildings, role of the Ancient Monument, visual amenity of the Green Belt and Landscape Development Area.
- (b) For the avoidance of doubt.
- (c) Tileform Bold roll and the other roofing materials specified on Drawing KL100/4 are unacceptable.

Continued



CONDITIONS APPLICABLE  
TO APPLICATION: 4/0058/95

Date of Decision: 13.07.1995



9. Details submitted in accordance with Condition 8 shall include landscaping for the area hatched orange on Drawing No. KL100/1/Rev B which shall be carried out in accordance with Condition 10.

Reasons:

- (a) In the interests of the Conservation Area, setting of the adjoining Listed Buildings, role of the Ancient Monument, visual amenity of the Green Belt and Landscape Development Area.
  - (b) For the avoidance of doubt.
  - (c) Tileform Bold roll and the other roofing materials specified on Drawing KL100/4 are unacceptable.
10. All planting, seeding or turfing comprised in the approved details of landscaping, shall be carried out in the first planting and seeding seasons following the occupation of the buildings or the completion of the development, whichever is the sooner; and any trees or plants which within a period of 5 years from the completion of the development die, are removed or become seriously damaged or diseased shall be replaced in the next planting season with others of similar size and species, unless the local planning authority gives written consent to any variation, and for the purposes of this condition a planting season shall be deemed to commence in any one year on 1 October and to end on 31 March in the next following year.

Reason: To maintain and enhance visual amenity.

11. The building hereby permitted shall only be used for purposes ancillary to the use of the land edged red as a school.


Reason: To safeguard the Green Belt, the residential amenity of "Hill Cottage" and Kings Langley Conservation Area.



fao Mrs J Custance

Mr C G Barnard  
Director of Planning  
Dacorum Borough Council  
Civic Centre  
Hemel Hempstead  
Hertfordshire HP1 1HH

| PLANNING DEPARTMENT<br>DACORUM BOROUGH COUNCIL |          |   |      |
|--|----------|---|------|
| Ref.   |          | Ack.                                    |      |
| DOP  | T.C.F.M. | DP                                      | File |
| Received                                       |          | 13 MAR 1995                             |      |
| Comments                                       |          | Director of Planning<br>and Environment |      |



**Hertfordshire**  
COUNTY COUNCIL

County Hall  
Hertford SG13 8DN  
Telephone: 01992 55

WITH COMPLIMENTS