

TOWN AND COUNTRY PLANNING ACT 1990

DACORUM BOROUGH COUNCIL

Application Ref. No. 4/0261/96

Landlink PLC
Mistress Pages House
13 High Street
Windsor
Berks

Ashton Allen Design Ltd
1 Tide Mill Way
Quayside
Woodbridge
SUFFOLK

DEVELOPMENT ADDRESS AND DESCRIPTION
=====

Plot 13a Northbridge Road, Berkhamsted, Herts

ERECTION OF GENERAL INDUSTRIAL BUILDING

Your application for *full planning permission* dated 28.02.1996 and received on 29.02.1996 has been **GRANTED**, subject to any conditions set out on the attached sheet(s).

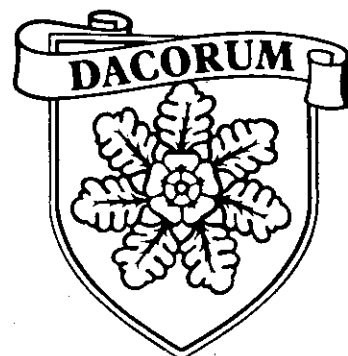
Director of Planning

Date of Decision: 15.07.1996

(encs. - Conditions and Notes).

CONDITIONS APPLICABLE
TO APPLICATION: 4/0261/96

Date of Decision: 15.07.1996



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. The development hereby permitted shall be constructed in accordance with the Schedule of Finishes on Drawing No. 6361-101A or such other materials as may be agreed in writing with the local planning authority.

Reason: To ensure a satisfactory appearance.

3. No development shall take place until there has been submitted to and approved by the local planning authority a scheme of landscaping, which shall include indications of all existing trees and hedgerows on the land, and details of any to be retained, together with measures for their protection in the course of development, and details of numbers, species and proposed planting location of all new trees, shrubs and hedgerows.

Reason: To maintain and enhance visual amenity.

4. 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.

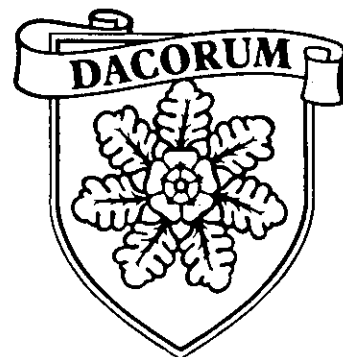
5. All timber fencing shall receive a dark stained finish.

Reason: To ensure a satisfactory appearance.

6. The trees shown for retention on the approved Drawing No. 6361-100A shall be protected during the whole period of the site excavation and construction by the erection and retention of a 1.5 m high chestnut paling fence on a scaffold framework positioned beneath the outermost part of the branch canopy of the trees.

Reason: To ensure that damage does not occur to the trees during building operations.

Continued.....



CONDITIONS APPLICABLE
TO APPLICATION: 4/0261/96

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7. No materials, plant, soil or spoil shall be stored underneath the canopy of any tree on the site which is shown for retention on the approved Drawing No. 6361-100A.

Reason: To ensure that damage does not occur to the trees during building operations.

8. The development hereby permitted shall not be occupied until the arrangements for vehicle parking, circulation, loading and unloading shown on Drawing No. 6361-100A shall have been provided, and they shall not be used thereafter otherwise than for the purposes approved.

Reason: To ensure the adequate and satisfactory provision of off-street vehicle parking facilities.

9. No machinery shall be operated, no process shall be carried out and no deliveries taken at or despatched from the site outside the following times:

Mondays to Saturdays 7.00 am to 8.00 pm

Sundays, Bank or Public Holidays 9.00 am to 6.00 pm

Reason: In the interests of the amenities of nearby residents.

10. During the periods specified in Condition 9, noise from operations conducted on the premises shall not exceed 67dB(A) which is 3dB above the highest average Laeq measurement, when measured at the site boundary. The Condition is related to daytime activities only.

The measurements shall be taken at a height of 1.2 m above ground level except where the site is enclosed by a wall or other sound opaque structure at or near the perimeter, when measurements shall be taken at a position high enough to measure noise coming over the top of such a structure.

Reason: In the interests of amenity.