

TOWN AND COUNTRY PLANNING ACT 1990

DACORUM BOROUGH COUNCIL

Application Ref. No. 4/0269/92

Dr E Peile, Chiltern Waters
Stablebridge Road
Aston Clinton Aylesbury
Bucks
HP22 5ND

Mr A King
Osborne Lodge
Wick Road
Wigginton, Nr.Tring, Herts

DEVELOPMENT ADDRESS AND DESCRIPTION
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Land Adj. Kilfillan House, Kilfillan Gds. Berkhamsted.

CLOSE CARE CENTRE FOR ELDERLY PEOPLE COMPRISING 4 X 1 BED APARTMENTS & 4 X 2BED APARTMENTS

Your application for *full planning permission* dated 03.03.1992 and received on 05.03.1992 has been **GRANTED**, subject to any conditions set out on the attached sheet(s).

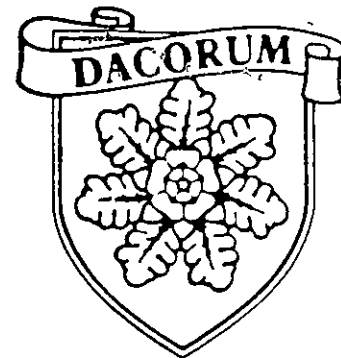
Director of Planning.

Date of Decision: 10.09.1992

(encs. - Conditions and Notes).

CONDITIONS APPLICABLE
TO APPLICATION: 4/0269/92

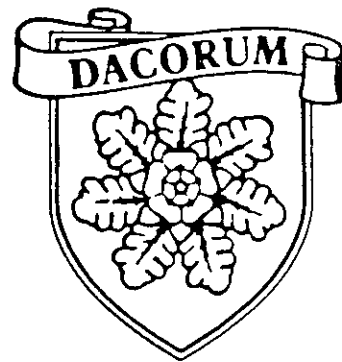
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1. The development to which this permission relates shall be begun within a period of five years commencing on the date of this notice.
2. The developer shall construct the crossover to standards set out in the current edition of Hertfordshire County Council's "Specification for the Construction of Residential Estate Roads" and the development shall not be brought into use until the access is so constructed.
3. A sight line of 2.4 x 35 metres shall be provided in a southerly direction within which there shall be no obstruction to visibility between 600 mm and 2.0 metres above carriageway level.
4. 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.
5. 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.
6. Adequate arrangements shall be made to the satisfaction of the local planning authority for the protection of all trees on the site which are to be retained to prevent damage during constructional works. Any trees accidentally damaged shall be replaced by approved species in the first planting season thereafter.
7. The development hereby permitted shall not be occupied until the arrangements for vehicle parking and circulation, shown on plan Drawing No. JE 100A (amended June 1992) shall have been provided, and they shall not be used thereafter otherwise than for the purposes approved.
8. The development hereby permitted shall be used only for purposes of "close care" accommodation as described in the planning application and supporting documents and shall not be used for any other purpose, including any use falling within either Class C2 or Class C3 of the Schedule to the Town and Country Planning (Use Classes) Order 1987.

CONDITIONS APPLICABLE
TO APPLICATION: 4/0269/92

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REASONS:

1. To comply with the provisions of s.91 of the Town and Country Planning Act 1990.
2. In the interests of highways safety.
3. In the interests of highways safety.
4. To maintain and enhance visual amenity.
5. To maintain and enhance visual amenity.
6. To maintain and enhance visual amenity.
7. To ensure the adequate and satisfactory provision of off-street vehicle parking facilities.
8. For the avoidance of doubt and to ensure the provision of adequate car parking to serve the development.