



TOWN AND COUNTRY PLANNING ACT 1990

DACORUM BOROUGH COUNCIL

Application Ref. No. 4/0333/92

Mr & Mrs M D McGrath
Oasis, 8 High Street
Tring
Herts

Aitchisons
63 Marlowes
Hemel Hempstead
Herts

DEVELOPMENT ADDRESS AND DESCRIPTION
=====

8 High Street, Tring, Herts

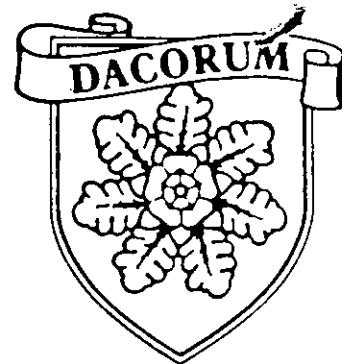
CHANGE OF USE FROM DWELLING TO OFFICES & PARKING FACILITIES (RENEWAL OF P/P
4/0073/87)

Your application for *full planning permission* dated 12.03.1992 and received on
18.03.1992 has been **GRANTED**, subject to any conditions set out on the attached
sheets.

Director of Planning.

Date of Decision: 12.05.1992

(encs. - Conditions and Notes).



CONDITIONS APPLICABLE
TO APPLICATION: 4/0333/92

Date of Decision: 12.05.1992

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. 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.
3. 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 during the construction of the development or 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.
4. The details submitted in accordance with condition 2 hereof shall include the retention of the line of cupressus trees adjacent to the west boundary of the site.
5. Notwithstanding the details shown on the site survey plan, no work shall be started on site until detailed proposals for vehicle parking within the curtilage of the site in accordance with standards adopted by the local planning authority shall have been submitted to and approved by the local planning authority.
6. The details submitted in accordance with condition 5 hereof shall include details of levels in relation to the adjacent footway and site boundaries.
7. The development hereby permitted shall not be occupied until parking arrangements approved in accordance with condition 5 and 6 hereof shall have been provided and they shall not be used thereafter for any purpose other than the parking of vehicles.
8. At the same time as details required pursuant to condition 5 hereof are submitted to the local planning authority, details of the proposed floor layout and internal alterations shall be submitted to the local planning authority and the use hereby permitted shall not be brought into use until the details of the proposed floor layout and internal alterations shall have been approved by the local planning authority.



CONDITIONS APPLICABLE
TO APPLICATION: 4/0333/92

Date of Decision: 12.05.1992

REASONS:

1. To comply with the requirements of Section 41 of the Town & Country Planning Act, 1971.
- 2-4. To maintain and enhance visual amenity.
5. To ensure the adequate and satisfactory provision of off-street vehicle parking facilities.
6. To ensure a satisfactory development in relation to adjacent properties.
7. To ensure the adequate and satisfactory provision of off-street vehicle parking facilities.
8. To ensure that these details are satisfactory and to enable the local planning authority to assess the requirements for car parking in accordance with adopted standards.