



PLANNING

Civic Centre Marlowes
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PETER NORTH AND PARTNERS
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OX9 2DW

Applicant:
DACORUM BOROUGH COUNCIL
CIVIC CENTRE
MARLOWES
HEMEL HEMPSTEAD

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/00397/97/FUL

HEMEL HEMPSTEAD SCHOOL, HEATH LANE, HEMEL HEMPSTEAD, HERTS,
HP1 1TX
REFURBISHMENT OF EXISTING GAMES COURTS AND PROVISION OF
FLOODLIGHTING AND NEW CAR PARK

Your application for full planning permission dated 14 March 1997 and received on
11 April 1997 has been **GRANTED**, subject to any conditions set out overleaf.

Director of Planning

Date of Decision: 4 September 1997

CONDITIONS APPLICABLE TO APPLICATION: 4/00397/97/FUL

Date of Decision: 4 September 1997

1. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.

Reason: To comply with the requirements of Section 91 (1) of the Town and Country Planning Act 1990.

2. The floodlights hereby permitted shall not be used between the hours of 11 pm and 8 am, and at 11 pm the floodlights shall be automatically switched off and at all times, the tennis court hatched yellow on Drawing No. 96 1237/08 Rev E shall not be floodlit when there are other tennis courts available for use.

Reason: To safeguard the local environment, in the interests of the visual amenity of the locality and the setting of the adjoining listed buildings.

3. The 6 metre high floodlighting columns hereby permitted and as shown on Drawing No. 96/97 1237- 08 Rev E shall be installed fully in accordance with:

(a) the details specified on Drawing Nos. 96/97 T 237 Rev C and 97/97 123 - 08 Rev E;

(b) the luminaire details specified on Page 3/11 of the submitted 'Survey General Information' dated 29 May 1997; and

(c) the details specified in the Graphical Table dated 3 June 1997.

Reason: To safeguard the local environment, the visual amenity of the locality, in the interests of highway safety, the setting of the adjoining listed buildings and for the avoidance of doubt.

4. The resurfaced courts (nos 1 and 2) hereby permitted shall not be brought into use until the car park shall have been provided fully in accordance with the details shown on Drawing No. 96/97 1237/08 Rev E, and thereafter the car park shall be permanently retained in accordance with these approved drawings.

Reason: To ensure that at all times there is adequate and satisfactory provision of off- street vehicle parking (including disabled facilities), in the interests of highway safety, to safeguard the local environment, and in the interests of the visual amenity of the locality and the setting of the adjoining listed buildings.

5. All the floodlights shall at all times be fitted with Abacus 5200 Series Cowl (Model AM9001).

Reason: In the interests of safeguarding local environment, the visual amenity of the locality, the setting of the adjoining listed buildings, highway safety and for the avoidance of doubt.

CONDITIONS APPLICABLE TO APPLICATION: 4/00397/97/FUL

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6. The car park subject to conditions 3 and 4 shall not be brought into use until the vehicular access shown on Drawing No. 96/97- 08 Rev E shall have been provided fully in accordance with the details shown on this drawing, and thereafter the vehicular access shall be permanently retained.

Reason: In the interests of highway safety.

7. The resurfaced courts (Nos. 1 and 2) hereby permitted shall not be brought into use until the footpath links and disabled access shall have been provided fully in accordance with the details shown on Drawing No. 96/97- 08 Rev E, and thereafter the footpath links and access facilities subject to this condition shall be permanently retained.

Reason: To ensure that at all times there is an acceptable pedestrian/disabled access associated with the use.

8. This permission does not extend to the the approval of the exterior lighting of the car park, any details (including hours of use) of which shall be submitted to and approved by the local planning authority before the first use of the car park; and the car park shall not be brought into use until the exterior lighting shall have been installed in accordance with the approved scheme.

Reason: In the interests of crime prevention, to safeguard the local environment, the visual amenity the locality and the setting of the adjoining listed buildings.

9. Prior to the first use of any of the floodlights on Courts 1 and 2 a scheme for the exterior lighting of the adjoining listed buildings (shown coloured orange on Drawing No. T 237 scale 1:2500) shall be installed in accordance with details which shall have been submitted to and approved by the local planning authority; no exterior lighting of the buildings shall take place before 4 pm or after 12 midnight on any day.

Reason: In the interests of the setting of the specified listed buildings and safeguarding the local environment.

10. Notwithstanding the details shown on Drawing No. 96/97 1237- 08 Rev E, the approved landscaping and tree protection scheme hereby approved is that shown on Drawing Nos. 445/01/01 and 445/01/02.

Reason: To safeguard the local environment, the visual amenity of the locality and the setting of the adjoining listed buildings and for the avoidance of doubt.

11. The trees numbered T1 to T18 and the hedging shown hatched green on Drawing No. 445/01/02 shall be retained and shall be protected during the whole period of site's development by the erection and retention of fencing in the positions shown by this drawing and in accordance with the fencing type specified in British Standard 5837.

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

12. In the carrying out of the development hereby permitted there shall be no materials, plant, soil or spoil stored (or work carried out) within any of the fenced areas subject to Condition 11.

Reason: In order to ensure that damage does not occur to the trees and hedging during building operations.

13. All the planting shown on Drawing No. 445/01/01 shall be carried out in accordance with the approved details. The works shall be carried out in the first planting season following the first use of the resurfaced courts (nos. 1 and 2) as shown on Drawing No. 96/97- 08 Rev E.

Reason: In the interests of the appearance of the locality and the setting of the adjoining listed buildings.

14. Any tree or shrub which forms part of the approved landscaping scheme and which within a period of five years from planting fails to become established, becomes seriously damaged or diseased, dies or for any reason is removed shall be replaced in the next planting season by a tree or shrub of a species, size and maturity to be approved by the local planning authority.

Reason: In the long term interests of the visual amenity of the locality and the setting of the adjoining listed buildings.