

TOWN & COUNTRY PLANNING ACTS, 1971 and 1972

THE DISTRICT COUNCIL OF DACORUM
IN THE COUNTY OF HERTFORD

To Mrs. Da Casa,
The Close,
Chipperfield Road,
BOVINGDON,
Herts.

Messrs. Stimpson, Lock & Vince,
Planning & Design Department,
9 Station Road,
WATFORD,
Herts.

3 Dwellings

at The Close, 30 Chipperfield Road, Bovington.

Brief
description
and location
of proposed
development.

In pursuance of their powers under the above-mentioned Acts and the Orders and Regulations for the time being in force thereunder, the Council hereby permit, in accordance with the provisions of Article 5(2) of the Town and Country Planning General Development Order, 1977, as amended, the development proposed by you in your outline application dated 5th April, 1978, 6th April, 1978 (as amended 10th May, 1978) and received with sufficient particulars on and shown on the plan(s) accompanying such application, subject to the following conditions:-

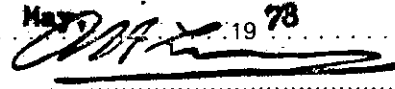
- 1 The development hereby permitted shall not be carried out ^{landscaping} otherwise than in accordance with detailed plans and drawings showing the siting, layout, design and external appearance of the building(s) and the ~~means of access thereto~~ which shall have been approved by the local planning authority, or in default of agreement by the Minister of Housing and Local Government before any development is commenced.
- 2 (a) Application for approval in respect of all matters reserved in Condition 1 above shall be made to the local planning authority within a period of 3 years commencing on the date of this notice.
(b) The development to which this permission relates shall be begun by not later than whichever is the later of the following dates:-
 - (i) the expiration of a period of 5 years, commencing on the date of this notice.
 - (ii) the expiration of a period of 2 years commencing on the date upon which final approval is given by the local planning authority or by the Minister or, in the case of approval given on different dates, the final approval of the last such matter to be approved by the local planning authority or by the Minister.
3. The details submitted in accordance with condition 1. hereof shall include:-
 - (a) a survey of the site including natural features, trees and hedges;
 - (b) boundary treatment.
4. The existing natural hedge on the south-eastern boundary of the site shall be retained and thickened where necessary and adequate arrangements made to the reasonable satisfaction of the local planning authority to prevent damage during constructional work.
5. 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 construction works. Any trees accidentally damaged shall be replaced by approved species in the first planting season thereafter.

6. Visibility splays 2.1 m. x 90 m. in each direction shall be provided at the junction of the access and Chipperfield Road within which there shall be no obstruction more than 1 m. in height above carriageway level.
7. The kerb radii at the junction shall be 6 m.
8. The width of the access shall be a minimum of 4.8 m.
9. The gradient of the access shall be not greater than 1 in 20 for the first 4.5 m. from the edge of the carriageway and thereafter not more than 1 in 10.
10. Any gates provided shall be set back a minimum of 3 m. from the edge of the carriageway.
11. A turning area shall be provided within the site.

The reasons for the local planning authority's decision to grant permission for the development subject to the above conditions are:-

1. To comply with the provisions of Regulation 5(2) of the Town and Country Planning General Development Order, 1977, as amended by the Town and Country Planning General Development (Amendment) Orders 1973 to 1974.
2. To comply with the requirements of Section 41 of the Town and Country Planning Act, 1971.
- 3, 4 and 5. To ensure the proper development of the site in the interests of visual amenity.
6. To provide adequate visibility for vehicles leaving and entering the site.
7. & 8. So that traffic can enter and leave the site with minimum interference with the safety and free flow of traffic on the highway.
9. So that a vehicle may stand approximately level before entering the carriageway.
10. So that a vehicle may stand clear of the carriageway whilst the gates are opened or closed.
11. So that vehicles may enter and leave the site in forward gear.

Dated 11th day of May 1978

Signed 
 Designation Director of Technical Services.

NOTE

(1) If the applicant wishes to have an explanation of the reasons for this decision it will be given on request and a meeting arranged if necessary.

(2) If the applicant is aggrieved by the decision of the local planning authority to refuse permission or approval for the proposed development, or to grant permission or approval subject to conditions, he may appeal to the Secretary of State for the Environment in accordance with section 36 of the Town and Country Planning Act 1971 within six months of receipt of this notice. (Appeals must be made on a form which is obtainable from the Department of the Environment, Caxton House, Tothill Street, London SW1H 9LZ.) The Secretary of State has power to allow a longer period for the giving of a notice of appeal but he will not normally be prepared to exercise this power unless there are special circumstances which excuse the delay in giving notice of appeal. The Secretary of State is not required to entertain an appeal if it appears to him that permission for the proposed development could not have been granted by the local planning authority, or could not have been so granted otherwise than subject to the conditions imposed by them, having regard to the statutory requirements (a), to the provisions of the development order, and to any directions given under the order. He does not in practice refuse to entertain appeals solely because the decision of the local planning authority was based on a direction given by him.

(3) If permission to develop land is refused or granted subject to conditions, whether by the local planning authority or by the Secretary of State for the Environment, and the owner of the land claims that the land has become incapable of reasonably beneficial use in its existing state and cannot be rendered capable of reasonably beneficial use by the carrying out of any development which has been or would be permitted he may serve on the Common Council, or on the Council of the county borough, London borough or county district in which the land is situated, as the case may be, a purchase notice requiring that council to purchase his interest in the land in accordance with the provisions of Part IX of the Town and Country Planning Act 1971.

(4) In certain circumstances, a claim may be made against the local planning authority for compensation, where permission is refused or granted subject to conditions by the Secretary of State on appeal or on a reference of the application to him. The circumstances in which such compensation is payable are set out in section 169 of the Town and Country Planning Act 1971.

(a) The statutory requirements are those set out in section 36(7) of the Town and Country Planning Act 1971, namely sections 29(1), 30(1), 67 and 74 of the Act.



Department of Energy
ELECTRICITY DIVISION

Thames House South Millbank London SW1P 4QJ

Telegrams Energy London SW1

Telephone Direct Line 01-211 4517

Switchboard 01-211 3000

✓
Team 2
has. 1h
Registers
file.

The Planning Officer

Sacorum District Council

Herts

Your reference

Our reference EL/541/03

Date 15 AUG 1978

TOWN AND COUNTRY PLANNING ACT 1971
LOCAL GOVERNMENT ACT 1972

I enclose ³~~2~~ copy consents to the placing above ground of electric lines issued during *July 1978* by the Secretary of State. Incorporated in each are directions as to deemed planning permission granted under Part III of the Town and Country Planning Act 1971.

Should any correspondence arise would you please quote this Department's reference for the consent in question.

Yours faithfully

W Batchelor

Mr W. Batchelor

TECHNICAL SERVICES DEPT.	
PLANNING SECTION	
3469/11	17 AUG 1978
FILE No.	DATE



Department of Energy

ELECTRICITY DIVISION
Thames House South
Millbank London SW1P 4QJ

Telegrams Energy London SW1

Telephone Direct Line 01-211 4459
Switchboard 01-211 3000

Decorum DC

Your reference

Our reference OL/ 5/05936

Date

15 JUL 1978	
TECHNICAL SERVICES DEPT.	
PLANNING SECTION	
3449/78	17 AUG 1978
FILE No.	DATE

Sir

OVERHEAD LINES

ELECTRICITY ACTS 1947 AND 1957

ELECTRICITY (SUPPLY) ACTS 1882 TO 1936

With reference to the application hereinafter mentioned, I am directed by the Secretary of State to inform you that he hereby consents for the purposes of section 10(b) of the Schedule to the Electric Lighting (Clauses) Act 1899 to the placing above ground of electric lines (hereinafter called "the said lines"), by the Electricity Board and in accordance with the particulars, specified hereunder.

Pursuant to section 73(1) of the Schedule to the Electric Lighting (Clauses) Act 1899, this consent is given subject to the following conditions:-

1 The Secretary of State reserves to himself the power to review this consent at any time after the expiration of five years beginning with the date hereof, and upon such review after giving all parties concerned an opportunity of being heard, he may either terminate this consent or renew it upon such terms and conditions as he may think fit.

2 If upon such review as aforesaid the Secretary of State shall terminate this consent the Board shall remove the said lines within such period as the Secretary of State may direct.

By virtue of the powers conferred in section 40(1) of the Town and Country Planning Act 1971 the Secretary of State directs that permission for this development shall be deemed to be granted under Part III of that Act subject to the following condition(s):-

1 The development to which this permission relates shall be begun not later than the expiration of five years beginning with the date hereof.

Planning Reference 4/0414/78SU

ELECTRICITY BOARD Eastern

Tring Lodge Rossway

DATE AND REFERENCE OF APPLICATION 6 July 1978 EA1509

PARTICULARS OF OVERHEAD LINES

Situated in the Parish of Wiggington

Route as indicated on Map No HA4/8364/MP issue A or within a distance not exceeding 25 metres on either side thereof

Voltage A.C. 11000

I am, Sir

Your obedient Servant

T. Neville

Authorised by the Secretary
of State to sign in that behalf