

**Dacorum Borough Council
Planning Department**

Civic Centre Marlowes
Hemel Hempstead
Herts HP1 1HH



DIRECTOR OF CORPORATE SERVICES
HERTFORDSHIRE COUNTY COUNCIL
COUNTY HALL
HERTFORD
SG13 8DG

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/00524/98/ROC

ADEYFIELD LODGE, ADEYFIELD ROAD, HEMEL HEMPSTEAD, HERTS, HP2
RENEWAL OF OUTLINE PLANNING PERMISSION 4/0619/95

Your application for removal of a condition on a previous permission dated 17 March 1998 and received on 23 March 1998 has been **GRANTED**, subject to any conditions set out overleaf.

David Noble

Development Control Manager

Date of Decision: 11 May 1998

CONDITIONS APPLICABLE TO APPLICATION: 4/00524/98/ROC

Date of Decision: 11 May 1998

1. **Approval of the details of the siting, design and external appearance of the buildings, the means of access thereto and the landscaping of the site (hereinafter called "the reserved matters") shall be obtained from the local planning authority in writing before any development is commenced.**

Reason: To comply with the provisions of Section 92 (2) of the Town and Country Planning Act 1990.

2. **Application for approval of the reserved matters shall be made to the local planning authority before the expiration of three years from the date of this permission.**

Reason: To comply with the provisions of Section 92 (2) of the Town and Country Planning Act 1990.

3. **The development hereby permitted shall be begun either before the expiration of five years from the date of this permission, or before the expiration of two years from the date of the approval of the last of the reserved matters to be approved, whichever is the later.**

Reason: To prevent the accumulation of planning permission; to enable the Council to review the suitability of the development in the light of altered circumstances and to comply with the provisions of Section 92 (2) of the Town and Country Planning Act 1990.

4. **Details submitted in accordance with condition 1 hereof shall include:--**

- (a) a survey of the site including levels, natural features, trees and hedges;
- (b) garaging and parking provision in accordance with standards adopted by the local planning authority;
- (c) refuse collection and general storage arrangements;
- (d) boundary treatment;
- (e) construction of drains and sewers.

Reason: To ensure a satisfactory development.

5. **Any vehicular access to the site from Adeyfield Road shall be designed in accordance with the relevant standards set out in " Roads in Hertfordshire - A Design Guide" so that any such vehicular access may cater satisfactorily for the amount of traffic likely to be generated by such part or parts of the development as are served by it.**

Reason: To ensure a satisfactory means of access to the site, in the interests of highway safety.

**NORTHGATE
DOCUMENT STAMPED
TO ENSURE DETECTION
BY SCANNER**