

TOWN AND COUNTRY PLANNING ACT 1990

DACORUM BOROUGH COUNCIL

Application Ref. No. 4/0619/95

Dir. Of Corporate Services
Herts County Council
County Hall
Hertford

DEVELOPMENT ADDRESS AND DESCRIPTION
=====

Adeyfield Lodge, Adeyfield Road, Hemel Hempstead

RESIDENTIAL DEVELOPMENT (OUTLINE)

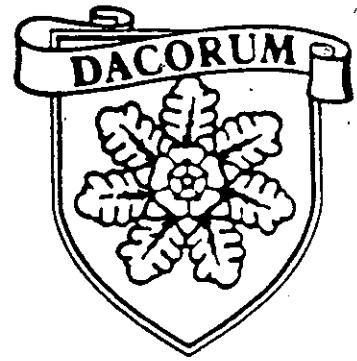
Your application for *outline planning permission* dated 15.05.1995 and received on 18.05.1995 has been **GRANTED**, subject to any conditions set out on the attached sheet(s).

Director of Planning.

Date of Decision: 22.06.1995

(encs. - Conditions and Notes).





CONDITIONS APPLICABLE
TO APPLICATION: 4/0619/95

Date of Decision: 22.06.1995

1. The development hereby permitted shall not be carried out otherwise than in accordance with detailed plans and drawings showing the siting, design, landscaping and external appearance of the buildings and means of access thereto which shall have been approved by the local planning authority or in default of agreement by the Secretary of State.

Reason: In accordance with Article 3(1) of the Town and Country Planning (General Development Procedure) Order 1995.

2. 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.

3. The development hereby permitted shall not be occupied until the items as approved in accordance with condition 2 hereof shall have been provided.

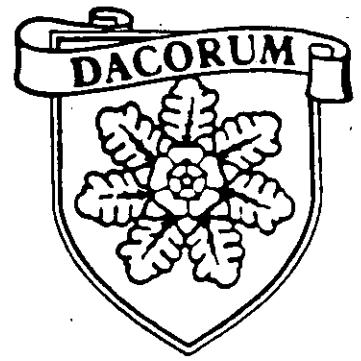
Reason: To ensure a satisfactory development.

4. 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 three years commencing on the date of this notice and the development to which this permission relates shall be begun not later than whichever is the later of the following dates:
 - (i) The expiration of a period of five years commencing on the date of this notice.
 - (ii) The expiration of a period of two years commencing on the date upon which final approval is given by the local planning authority or by the Secretary of State or, in the case of approval given on different dates, the final approval by the local planning authority or the Secretary of State.

Reason: To comply with the provisions of s.92 of the Town and Country Planning Act 1990.

Continued ...





CONDITIONS APPLICABLE
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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.

