

TOWN AND COUNTRY PLANNING ACT 1990

DACORUM BOROUGH COUNCIL

Application Ref. No. 4/0678/92

Mr C P Moloney  
18 Two Waters Road  
Hemel Hempstead  
Herts

Mr A Thornton  
316 Northridge Way  
Hemel Hempstead  
Herts

DEVELOPMENT ADDRESS AND DESCRIPTION

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Adj. 18 Two Waters Road, Hemel Hempstead.

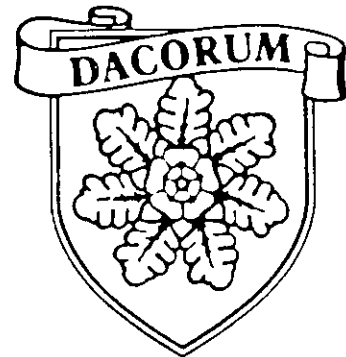
ONE BEDROOM BUNGALOW (MODIFIED PLAN)

Your application for *full planning permission* dated 02.06.1992 and received on 02.06.1992 has been **GRANTED**, subject to any conditions set out on the attached sheet.

Director of Planning.

Date of Decision: 27.07.1992

(encs. - Conditions and Notes).



CONDITIONS APPLICABLE  
TO APPLICATION: 4/0678/92

Date of Decision: 27.07.1992

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 work shall be started on the development hereby permitted until samples of the roofing materials shall have been submitted to and approved by the local planning authority and the development shall be carried out in the roofing materials so approved.
3. No work shall be started on the development hereby permitted until the junction of Two Waters Road with London Road shall have been permanently closed thus preventing vehicular movement between these roads.
4. The dwellinghouse hereby permitted shall not be occupied until the car-parking area and extension to the existing vehicular access shown on Drawing No. CPM 102 shall have been provided and thereafter the car-parking area as well as the existing garage and associated parking space shown by the aforementioned drawing shall be permanently retained for the purposes so approved.
5. Notwithstanding the provisions of the Town and Country Planning General Development Order 1988 there shall be no alterations or additions to the dwellinghouse hereby permitted, no buildings formed within the curtilage of the new dwellinghouse or any fence or means of enclosure formed between the back edge of the public footpath and the front of the dwellinghouse within the area coloured yellow hereby permitted without the express written permission of the local planning authority.
6. The bathroom window opening and the door of the northern elevation shall be permanently fitted and obscure glass and the bathroom window opening shall be fixed permanently unless otherwise agreed in writing by the local planning authority.

#### REASONS:

1. To comply with the provisions of s.91 of the Town and Country Planning Act 1990.
2. To ensure the satisfactory appearance of the development within the street scene.
3. In the interests of highway safety the site is not large enough to accommodate a turning space to enable vehicles to leave in forward gear.
4. To ensure that both No. 18 Two Waters Road and the new dwellinghouse are permanently provided with adequate off-street parking facilities.
5. To enable the local planning authority to retain control over further development in the interest of residential amenity and highway safety.
6. In the interest of safeguarding the amenity of No. 22 Two Waters Road.