

Town Planning 4/0719/83  
 Ref. No. ....

## TOWN &amp; COUNTRY PLANNING ACTS, 1971 and 1972

Other

Ref. No. ....

AJP

THE DISTRICT COUNCIL OF ..... DACORUM .....

IN THE COUNTY OF HERTFORD

To Dr R D Davis  
 Bovington Lodge  
 Chipperfield Road  
 Bovington

Mr A King  
 Fairways  
 Lockers Park Lane  
 Hemel Hempstead

Conversion of dwellinghouses and surgery to provide  
 6 dwelling units; erection of garage and stores  
 buildings; internal and external alterations.  
 at "Bovington Lodge" 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 the development proposed by you in your application dated 24th May 1983 and received with sufficient particulars on 31st May 1983 (amended 16th August 1983) and shown on the plan(s) accompanying such application, subject to the following conditions:-

- (1) The development to which this permission relates shall be begun within a period of 5 years commencing on the date of this notice.
- (2) No work shall be started on the development hereby permitted until details of materials to be used externally shall have been submitted to, and approved by, the Local Planning Authority, and the development hereby permitted shall be carried out in the materials so approved.
- (3) No work shall be started until a comprehensive scheme of landscaping, including existing trees, hedges and shrubs for the site, shall have to be submitted to, and approved by, the local planning authority. This landscaping scheme shall be implemented strictly in accordance with the approved details in the first planting season following first rateable occupation of any part of the development hereby permitted and maintained at all times thereafter to the reasonable satisfaction of the local planning authority.
- (4) See attached sheet.
- (5) See attached sheet.

The reasons for the Council's decision to grant permission for the development subject to the above conditions are:—

- (1) To comply with the requirements of Section 41 of the Town & Country Planning Act, 1971.
- (2) To ensure satisfactory appearance.
- (3) To maintain and enhance visual amenity.
- (4) Any extension or subsequent development to the proposals hereby permitted would result in over-development of the site to the general and visual amenity and adversely affect the setting of the listed building.
- (5) To ensure proper development of the site.

Dated.....day of.....19.....

Signed.....

Designation .....CHIEF PLANNING OFFICER

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 Secretary of State for the Environment, Marsham Street, London, S.W.1.) 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, to the provisions of the development order, and to any directions given under the order.

(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 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.

4. Notwithstanding the provisions of the Town and Country Planning General Development Orders 1977-1981, or any amendment thereto, there shall be:-

- (a) no extensions, enlargements or additions to the buildings;
- (b) no gates, fences, walls, hedges or other means of enclosure within the curtilages of the buildings;
- (c) no other buildings within the curtilages of the existing buildings;

without the express written permission of the local planning authority.

5. No part of the development hereby permitted shall be occupied until:-

- (a) the parking, garaging and storage arrangements shown on plan 4/0719/83 shall have been provided;
- (b) the closure of the south-easternmost access to Chipperfield Road shown on plan 4/0719/83 shall have been carried out; and such items shall be retained and maintained at all times thereafter to the reasonable satisfaction of the local planning authority.

Signed .....  .....  
CHIEF PLANNING OFFICER

Dated ..... 29th March 1984 .....