



TOWN AND COUNTRY PLANNING ACT 1990

DACORUM BOROUGH COUNCIL

Application Ref. No. 4/0722/94

Mr & Mrs K S Prasad
13 Shrublands Road
Berkhamsted
Herts
HP4 3HY

Paul Burdess Architect
31 Ringshall
Berkhamsted
Herts
HP4 1ND

DEVELOPMENT ADDRESS AND DESCRIPTION
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Ashton House Nursing Home, 13 Shrublands Road, Berkhamsted

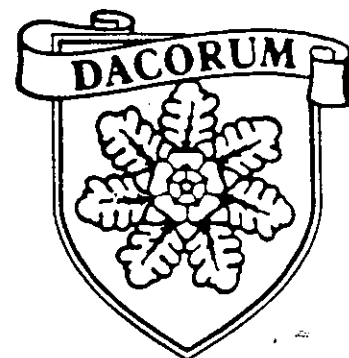
TWO STOREY & SINGLE STOREY REAR EXTENSION, FIRST FLOOR AND ATTIC EXTENSIONS AND ALTERATIONS TO NURSING HOME. (REVISED SCHEME)

Your application for *full planning permission* dated 27.05.1994 and received on 31.05.1994 has been **GRANTED**, subject to any conditions set out on the attached sheet(s).

Director of Planning.

Date of Decision: 01.09.1994

(encs. - Conditions and Notes).



CONDITIONS APPLICABLE
TO APPLICATION: 4/0722/94

Date of Decision: 01.09.1994

1. The development to which this permission relates shall be begun within a period of five years commencing on the date of this notice.

Reason: To comply with the provisions of s.91 of the Town and Country Planning Act 1990.

2. The development hereby permitted shall be constructed in second-hand yellow stock brickwork and Anchor brown concrete roof tiles in accordance with the samples submitted to the Council on 20 July 1994 or such other materials as may be agreed in writing with the local planning authority.

Reason: To ensure a satisfactory appearance.

3. The parapet wall to the single storey and two-storey rear extensions shall be constructed in accordance with the 1:5 scale detail on Drawing No.252 PL02E.

Reason: To ensure a satisfactory appearance.

4. The extension hereby permitted shall not be brought into use until the mechanical ventilation measures specified on Drawing No.252 PL01F shall have been provided.

Reason: In the interest of the amenity of the locality.

5. All planting, seeding or turfing comprised in the approved details of landscaping on Drawing No.252 PL01F, shall be carried out in the first planting and seeding seasons following the occupation of the buildings or the completion of the development, whichever is the sooner; and any trees or plants which within a period of 5 years from the completion of the development die, are removed or become seriously damaged or diseased shall be replaced in the next planting season with others of similar size and species, unless the local planning authority gives written consent to any variation, and for the purposes of this condition a planting season shall be deemed to commence in any one year on 1 October and to end on 31 March in the next following year.

Reason: To maintain and enhance visual amenity.

6. The seven car parking spaces shown on the 1:500 location plan and previously approved under reference 4/0371/92, shall not be used other than for the parking of vehicles.

Reason: To ensure the adequate and satisfactory provision of off-street vehicle parking facilities.

7. Notwithstanding the provisions of the Town and Country Planning (Use Classes) Order 1987, as amended, the extension hereby permitted shall not be occupied separately from the remainder of the property known as Ashton Nursing Home, 13 Shrublands Road, and shall not be used for any purpose other than a nursing home, including any other purpose in Use Class C2.

Reason: In order that the local planning authority may retain control over further development in the interests of residential amenity.