

Dacorum Borough Council Planning Department

Civic Centre Marlowes
Hemel Hempstead
Herts HP1 1HH



MR N A JOHNSON
17 CRABTREE LANE
HEMEL HEMPSTEAD
HERTS
HP3 9EG

MILLS CONSTRUCTION
MANLISCHAN
FLAUNDEN LANE
BOVINGDON
HERTS

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/01116/00/FUL

LAND ADJOINING, 28 AUSTINS MEAD, BOVINGDON, HEMEL HEMPSTEAD,
HERTS, HP3 0JU
THREE BEDROOM DETACHED DWELLING

Your application for full planning permission dated 15 June 2000 and received on 16 June 2000 has been **GRANTED**, subject to any conditions set out overleaf.

A handwritten signature in black ink, appearing to read 'Kim Barker'.

Director of Planning

Date of Decision: 03 August 2000

CONDITIONS APPLICABLE TO APPLICATION: 4/01116/00/FUL

Date of Decision: 03 August 2000

1. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.

Reason: To comply with the requirements of Section 91 (1) of the Town and Country Planning Act 1990.

2. No development shall take place until samples of the materials to be used in the construction of the external surfaces of the development hereby permitted have been submitted to and approved in writing by the local planning authority. Development shall be carried out in accordance with the approved details.

Reason: To ensure a satisfactory appearance to the development.

3. The trees and hedgerow along the eastern boundary of the site shown to be retained on the approved drawings shall be protected during the whole period of site excavation and construction by the erection and retention of a 1.5 metre high chestnut paling fence on firm stake supports, nor more than 3 metres apart.

Reason: In order to ensure that damage does not occur to the trees and hedgerow during building operations.

4. The development hereby permitted shall not be occupied until the arrangements for vehicle parking shown on Drawing No. Wren/NAJ/059/00 shall have been provided and they shall not be used thereafter otherwise than for the purposes approved.

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

5. The development shall not be brought into use until the proposed access/crossover has been constructed to the current specification of Hertfordshire County Council and the satisfaction of the local planning authority.

Reason: In the interests of highway safety.

NOTE:

The following policies of the development plan are relevant to this decision:

Hertfordshire Structure Plan Review 1991 - 2011

Policies 1 and 5

Dacorum Borough Local Plan

Part 3 General Proposals

Policies 1, 2, 8 and 9

Part 5 Environmental Guidelines

Section 3

Dacorum Borough Local Plan 1991 - 2011 Deposit Draft

Part 3 General Proposals

Policies 1, 2, 9 and 10

Part 5 Environmental Guidelines

Section 3