



Director of Education
Hertfordshire County Council

COUNTY DEVELOPMENT UNIT

Copy to:
Dacorum Borough Council
GOER (ref E1/M1900/2/3/26)
Environment Agency
Corporate Director
Landscaping
AFM Consulting
Coding/Survey

County Hall
Hertford SG13 8DN.

Telephone 01992 556267
Minicom 01992 555224
Fax 01992 556202

Appl'n no 4/1132-98

TOWN AND COUNTRY PLANNING ACT 1990 (as amended)

TOWN AND COUNTRY PLANNING GENERAL REGULATIONS 1992

In pursuance of powers granted under the above Act and Regulations, and other Regulations and Orders for the time being in force thereunder, the following development by Hertfordshire County Council, as described in your LADC application form dated 23 June 1998 (received with sufficient details 29 June 1998) and the eleven drawings numbered 203/A/02, 203/A/01/A, 203/A/106, 203/A/107, 203/A/104, 203/A/100/A, 203/A/105, 203/A/101, 203/A/102/D, 203/A/200/A and 203/L/901, following its consideration by Environment Cases Sub Committee on 15 September 1998 IS HEREBY PERMITTED, SUBJECT TO THE THREE CONDITIONS SET OUT IN APPENDIX A ATTACHED:

**TWO-STOREY LIBRARY / CLASSROOM BLOCK,
EXTENSION TO STAFF ROOM,
CAR PARK AND RELATED DEVELOPMENT**

KINGS LANGLEY SCHOOL, LOVE LANE, KINGS LANGLEY

Signed Susan Davidson

Date 14 December 1998

Susan Davidson
Authorised Officer



**PROPOSED NEW TWO-STOREY BLOCK, STAFFROOM EXTENSION,
NEW CAR PARK AND RELATED DEVELOPMENT
KINGS LANGLEY SCHOOL, LOVE LANE, KINGS LANGLEY
Three conditions to be attached to planning permission (4/1132-98) - page 1 of 2**

1. LANDSCAPING SCHEME

The development hereby permitted shall not be commenced until, or within two months of the date of this permission, whichever is the latest, a detailed landscaping scheme for the treatment of all hard and soft surfaces, based on that indicated in drawing number 203/L/901 but with the additional provisions identified below, has been submitted to and approved in writing by the County Planning Authority. The detailed scheme shall include the following:

(a) measures for the protection of all existing vegetation in the vicinity of any part of the development hereby permitted which is to be retained, including construction methods for any work to be undertaken beneath the canopy of existing trees or adjacent to hedgerows;

(b) full details of the species, siting, specification and planting programme, with provision for the use only of native trees and shrubs for all non-ornamental parts of the scheme, additional tree planting to the north of the new car park, no use of planters or troughs other than on the northern face of the new block and in front of the staff room extension, and planting in the areas protected for this purpose by the adjacent block but currently unused;

(c) provision for the use of grasscrete or similar material for the eastern line of spaces in the new car park and, before the car park is first brought into use, a low timber railing around the whole area;

(d) details of a five year programme of maintenance.

All the soft landscaping required by the scheme shall be completed within the first available planting season after completion of the development hereby permitted. Any existing tree which dies or is severely damaged within five years of completion of the development or any new tree or shrub which dies or is severely damaged within five years of planting shall be replaced during the first available planting season to the satisfaction of the County Planning Authority.

Reason : In the interests of the amenity of the site by ensuring that existing vegetation features are not unnecessarily lost or damaged by the development and that there is sufficient new planting to offset the loss of vegetation and the effect of the additional built development.

2. LIBRARY BLOCK

That part of the development hereby permitted, referred to as the library block, shall be constructed in accordance with the following amended details:

(a) the north west elevation shall be constructed in facing brick work as per all other external elevations on the building;

Cont

J. Davidson 14.12.98

**PROPOSED NEW TWO-STOREY BLOCK, STAFFROOM EXTENSION,
NEW CAR PARK AND RELATED DEVELOPMENT (4/1132-98)
KINGS LANGLEY SCHOOL, LOVE LANE, KINGS LANGLEY
Three conditions to be attached to planning permission - page 2**

- (b) the window fenestration shall be provided with brick string courses;
- (c) the vertical brick pier detail on all of the elevations shall be provided with a capping;
- (d) the south east elevation shall be provided with external lighting.

Reason : In the interests of visual amenity and for the avoidance of doubt as to what has been permitted.

3. STAFFROOM EXTENSION

Prior to that part of the development hereby permitted, referred to as the staffroom extension, being constructed, details of the elevational treatment shall be submitted to and approved in writing by the County Planning Authority.

Reason : To ensure that a satisfactory form of development takes place.

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Planning Informatives

1. *Kings Langley School, its staff, governors, parents and students, are urged to work together on the development and implementation of a School Transport Plan. More information about the preparation of such Plans is obtainable from the Transportation Policy Unit of the Environment Department (contact Trevor Mason - telephone 01992 556193). In particular the Plan should seek to reduce car usage by those using the site in accordance with the County Council's sustainable transport policies, and it should seek to alleviate any traffic problems outside the site associated with pupils being brought to and from the school by car.*

2. *In recognition of the traffic problems outside the school, the applicants are recommended to pursue their proposals for parking restrictions referred to in the supporting statement submitted with the application. These are likely to involve the introduction of peak hour parking restrictions around junctions in the vicinity of the school and would require the preparation of the necessary Orders under Highways legislation, including consultation with local residents on the measures proposed. For more information contact Ian Dix in the Transportation Policy Unit of the Environment Department - telephone 01992 556120).*

3. *Under the terms of the Water Resources Act 1991 the prior written consent of the Environment Agency is required for:*

(a) *any discharge of sewage or trade effluent onto or into ground and for surface runoff into groundwater. Such consent may be withheld. If there is an existing discharge, the applicant should ensure that any increase in volume is permitted under the present conditions. For further details contact Carla Sealey on 01707 632450;*

(b) *dewatering from any excavation or development to a surface watercourse. For further details contact Jean Matthews on 01494 431331.*

G. Davidson 14.12.98