



TOWN AND COUNTRY PLANNING ACT 1990

DACORUM BOROUGH COUNCIL

Application Ref. No. 4/1363/90

Hightown Housing Assoc.
3 St. Mary's Road
Hemel Hempstead
Herts.

D P A Architects
24 High Street
Bovingdon
Herts.

DEVELOPMENT ADDRESS AND DESCRIPTION
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24 St. Albans Road, Hemel Hempstead, Herts.

CONVERSION OF DWELLING HOUSE TO FORM 2 ONE BEDROOM FLATS

Your application for *full planning permission* dated 20.09.1990 and received on 26.09.1990 has been **GRANTED**, subject to any conditions set out on the attached sheet(s).

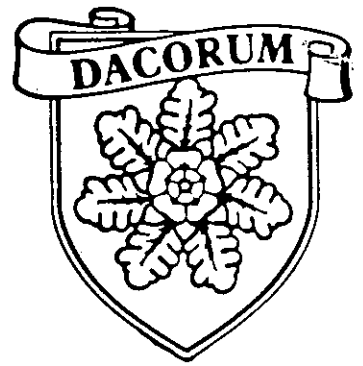
Director of Planning.

Date of Decision: 16.11.1990

(encs. - Conditions and Notes).

CONDITIONS APPLICABLE
TO APPLICATION: 4/1363/90

Date of Decision: 16.11.1990



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. The three parking spaces and vehicular access shown on drawing No. 367/08C shall be provided fully in accordance with the approved plan prior to the occupation of the flats hereby permitted and thereafter the parking spaces shall only be used for the purposes as approved.
3. Before development commences the applicant shall submit to the local planning authority an assessment of the adequacy of the existing party wall (including that in the roof space) to provide resistance to the passage of airborne and structure borne sound between the application dwelling and No. 22 St Albans Road and between the flats created by the proposal. The report shall take into account:
 - (a) the presence or otherwise of airborne sound paths;
 - (b) the presence or otherwise of flanking transmission paths for sound transmission;
 - (c) the density, mass and thickness of separating walls; and
 - (d) the presence of any other features likely to reduce the acoustic insulation performance of the party wall such as inbuilding of joist ends.
4. No development shall take place until there has been submitted to, and approved by, the local planning authority a scheme of sound insulation which shall include the measures that the assessment referred to in Condition 3 indicates are necessary to ensure the adequacy of sound insulation between:
 - (a) the proposed development and the adjoining properties; and
 - (b) each of the proposed flats where there is a common party wall or floor.
5. Any such scheme as may be agreed by the local planning authority under Condition 4 shall be carried out prior to occupation of the proposed flats.

REASONS:

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

CONDITIONS APPLICABLE
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2. (a) In the interests of highways safety.
 - (b) To ensure the adequate and satisfactory provision of off-street vehicle parking facilities.
 - (c) For the avoidance of doubt.
- 3-5 To ensure an adequate standard of sound attenuation.