

TOWN AND COUNTRY PLANNING ACT 1990

DACORUM BOROUGH COUNCIL

Application Ref. No. 4/1420/91

Taylor Woodrow Homes Ltd  
Hadfield House  
Adrienne Ave  
Southall  
UB1 2QZ

DEVELOPMENT ADDRESS AND DESCRIPTION  
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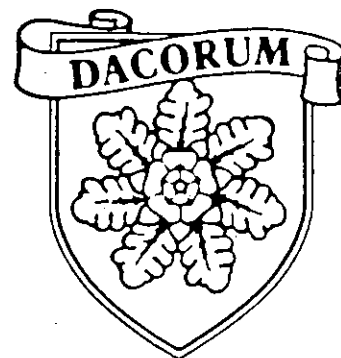
Lot 1 Gadebridge Lane Hemel Hempstead  
39 DWELLINGS & GARAGES-AMENDED LAYOUT

Your application for *full planning permission* dated and received on 18.10.1991  
has been **GRANTED**, subject to any conditions set out on the attached sheet(s).

Director of Planning.

Date of Decision: 10.12.1991

(encs. - Conditions and Notes).



CONDITIONS APPLICABLE  
TO APPLICATION: 4/1420/91

Date of Decision: 10.12.1991

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. Adequate arrangements shall be made to the satisfaction of the Council for the protection of all trees on the site which are to be retained to prevent damage during construction of works. Any trees accidentally damaged shall be replaced by approved species in the first planting season thereafter.
3. Before work is commenced on the site the close boarded fence on the southern boundary of the site shall have been erected as indicated on Plan No. 253/01/C hereby approved.
4. Sight lines of 2.4 m x 33 m shall be provided at the junction of all access roads to the main spine road, within which there shall be no obstruction to visibility between 600 mm and 2.0 m above carriageway level.
5. The road(s) hereby permitted shall be constructed in accordance with the specification of the Hertfordshire County Council set out in "Residential Roads in Hertfordshire".

(Note: Full details of the road works proposed should be submitted to and approved by the local highway authority before any work is commenced on site.)

6. Notwithstanding the provisions of the Town and Country Planning General Development Order 1988 (or any order revoking and re-enacting that Order), no fences, gates or walls shall be erected within the curtilage of any dwellinghouse forward of any wall of that dwellinghouse which fronts onto a road or footway.

#### REASONS:

1. To comply with the provisions of s.91 of the Town and Country Planning Act 1990.
2. In the interests of amenity.
3. In the interests of amenity of surrounding properties.
4. In the interests of highways safety.
5. To ensure the safe, economic, durable, attractive and proper development of the estate.
6. In order that the local planning authority may retain control over further development in the interests of residential and visual amenity.