



TOWN AND COUNTRY PLANNING ACT 1990

DACORUM BOROUGH COUNCIL

Application Ref. No. 4/1439/94

Mr and Mrs R Moss
c/o Derek Rogers Associates
48 High Street
Tring
Herts

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Herts
HP23 5AG

DEVELOPMENT ADDRESS AND DESCRIPTION
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Stonechat, Frithsden Copse, Berkhamsted

ERECTION OF DETACHED GARAGE AND ALTERATIONS TO DRIVEWAY

Your application for *full planning permission (householder)* dated 01.11.1994 and received on 02.11.1994 has been **GRANTED**, subject to any conditions set out on the attached sheet(s).

Director of Planning.

Date of Decision: 19.01.1995

(encs. - Conditions and Notes).



CONDITIONS APPLICABLE
TO APPLICATION: 4/1439/94

Date of Decision: 19.01.1995

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 materials used externally shall match both in colour and texture those on the existing building of which this development shall form a part.

Reason: To ensure a satisfactory appearance.

3. All planting, seeding or turfing comprised in the approved details of landscaping as shown on Drawing No 2016 PD/15, 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.

4. The development hereby permitted shall not be used otherwise than for purposes incidental to the enjoyment of "Stonechat" as a dwellinghouse.

Reason: To safeguard the residential amenity of the area.

5. Notwithstanding the provisions of the Town and Country Planning General Development Order 1988 or any amendments thereto, no development falling within Classes E, F and G of Part 1 to that Order shall be carried out without the express written permission of the local planning authority.

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