



TOWN AND COUNTRY PLANNING ACT 1990

DACORUM BOROUGH COUNCIL

Application Ref. No. 4/1504/96

Allied Domecq Leisure
Aldridge Road
Perry Barr
Birmingham
B42 2TZ

Cliff Walsingham & Co
Bourne House
Cores End Road
Bourne End, Bucks
SL8 5AR

DEVELOPMENT ADDRESS AND DESCRIPTION
=====

La Mirage, London Road, Hemel Hempstead

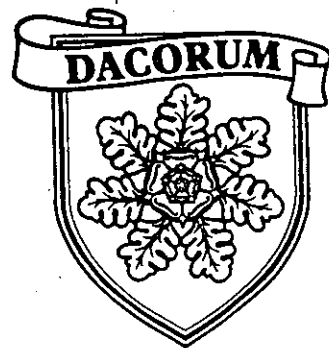
EXTENSION AND EXTERNAL ALTERATIONS FOR USE AS PUBLIC HOUSE WITH INDOOR PLAY FACILITY AND EXTERNAL PLAY EQUIPMENT

Your application for *full planning permission* dated 14.11.1996 and received on 18.11.1996 has been **GRANTED**, subject to any conditions set out on the attached sheet(s).

Director of Planning

Date of Decision: 16.01.1997

(encs. - Conditions and Notes).



CONDITIONS APPLICABLE
TO APPLICATION: 4/1504/96

Date of Decision: 16.01.1997

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. No work shall be started on the development hereby permitted until details of materials to be used externally shall have been submitted to and approved by the local planning authority, and the development hereby permitted shall be carried out in the materials so approved.

Reason: To ensure a satisfactory appearance.

3. All planting, seeding or turfing comprised in the approved details of landscaping, 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 occupied until the arrangements for vehicle parking shown on plan 4/1504/96 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 part of the building hatched green on plan 4/1504/96 shall only be used as a children's "playbarn" ancillary to the attached restaurant/public house and shall not be operated or used independently without the prior written approval of the local planning authority.

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

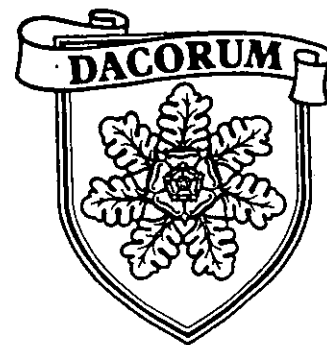
6. The use hereby permitted shall not be commenced until there has been submitted to and approved by the local planning authority a scheme for ventilation of the premises, including the extraction and filtration of cooking fumes. The approved scheme shall be carried out prior to the occupation of the premises for the use hereby permitted.

Reasons: In the interests of amenity.

Continued/...

CONDITIONS APPLICABLE
TO APPLICATION: 4/1504/96

Date of Decision: 16.01.1997



7. Prior to the commencement of any works relating to the construction of the proposed terrace and play area, full details of existing and proposed levels and the relationship of the hard surfaced areas to existing trees, together with details of the type and location of protective fencing to be provided (in accordance with BS 5837: 1991 *Guide for Trees in Relation to Construction*), shall be submitted to and approved in writing by the local planning authority.

Reason: To ensure the safety and retention of the existing trees.



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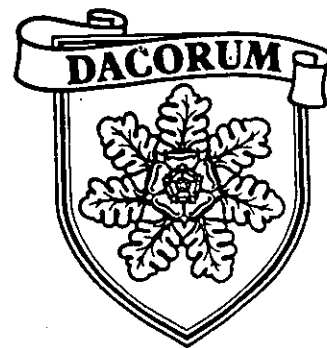
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Reason: To ensure a satisfactory appearance.

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Reason: To maintain and enhance visual amenity.

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

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

6. The use hereby permitted shall not be commenced until there has been submitted to and approved by the local planning authority a scheme for ventilation of the premises, including the extraction and filtration of cooking fumes. The approved scheme shall be carried out prior to the occupation of the premises for the use hereby permitted.

Reasons: In the interests of amenity.

Continued/...

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