



PLANNING

Civic Centre Marlowes
Hemel Hempstead
Herts HP1 1HH

DIRECTOR OF HOUSING AND HEALTH
DACORUM BOROUGH COUNCIL
CIVIC CENTRE MARLOWES
HEMEL HEMPSTEAD
HERTS
HP1 1HH

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/01641/98/BPA

adj. 35 & 37, FARLAND ROAD, HEMEL HEMPSTEAD, HERTS, HP2
VEHICULAR PARKING

Your application for Borough Council planning permission dated 17 September 1998 and received on 17 September 1998 has been **GRANTED**, subject to any conditions set out overleaf.

Director of Planning

Date of Decision: 05 November 1998

CONDITIONS APPLICABLE TO APPLICATION: 4/01641/98/BPA

Date of Decision: 05 November 1998

1. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.

Reason: To comply with the requirements of Section 91 (1) of the Town and Country Planning Act 1990.

2. No development shall take place until full details of (a)hedge planting along the boundaries of the parking area and (b)tree planting shall have been submitted to and approved in writing by the local planning authority. All new planting shall be carried out in accordance with the approved details in the planting season following the formation of the parking area subject to this planning permission. For the purposes of this condition a planting season shall be deemed to commence on 1 October in any year and to end on 31 March in the following calendar year.

Reason: To ensure a satisfactory appearance to the development and to safeguard the visual character of the immediate area.

3. Any trees or hedge planting which form part of the approved landscaping scheme which within a period of five years from planting fails to become established, becomes seriously damaged or diseased, dies or for any reason is removed shall be replaced in the next planting season by a tree or hedging of a species, size and maturity as may be approved in writing by the local planning authority.

Reason: To ensure a satisfactory appearance to the development and to safeguard the visual character of the immediate area.

4. A brick upstand of between 0.25 m and 0.3 m shall be erected around the the south eastern, south western and north western edges of the parking area hereby permitted before the first use of the parking area. Thereafter the upstand shall be permanently retained.

Reason: To ensure a satisfactory development.