

TOWN AND COUNTRY PLANNING ACT 1990

DACORUM BOROUGH COUNCIL

Application Ref. No. 4/1651/93

Ideal Homes Central Limited
Maple Cross House
Denham Way
Maple Cross
Rickmansworth
Herts
WD3 2SW

DEVELOPMENT ADDRESS AND DESCRIPTION
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Plot 25, Anchor Lane/Crouchfield, Hemel Hempstead

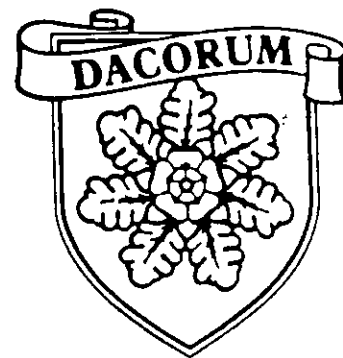
DWELLING HOUSE (MODIFIED PLAN)

Your application for *full planning permission* dated 30.11.1993 and received on 13.12.1993 has been *GRANTED*, subject to any conditions set out on the attached sheet(s).

Director of Planning.

Date of Decision: 24.01.1994

(encs. - Conditions and Notes).



CONDITIONS APPLICABLE
TO APPLICATION: 4/1651/93

Date of Decision: 24.01.1994

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 development hereby permitted shall be constructed in LBC Fotheringhay & Melford Yellow bricks with Mendip Smooth grey roof tiles or such other materials as may be agreed in writing with the local planning authority.

Reason: To ensure a satisfactory appearance.

3. Before the commencement of site clearance the position of a 1.5 m protective fence to be sited along the eastern hedged boundary shall be agreed in writing by the local planning authority and, once agreed, shall be erected prior to the commencement of works. Any part or parts of the hedge that become damaged shall be replaced within the first planting season.

Reason: For the avoidance of doubt and to maintain and enhance visual amenity.

4. No development shall take place until there has been submitted to and approved by the local planning authority a scheme of landscaping, which shall include indications of all existing trees and hedgerows on the land, and details of any to be retained, together with measures for their protection in the course of development, and details of numbers, species and proposed planting location of all new trees, shrubs and hedgerows.

Reason: To maintain and enhance visual amenity.

5. 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.