



# PLANNING

G M Allen  
9 St Michaels Close  
Halton  
Bucks

Applicant:  
Mr R Jarman  
Hastoe Hill Riding Stable  
Hastoe Hill  
Tring  
HERTS

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/01692/96/FUL  
DETACHED HOUSE (RESUBMISSION)  
HASTOE HILL RIDING STABLE HASTOE HILL TRING HERTS

Your application for full planning permission dated 16 December 1996 and received on 24 December 1996 has been **GRANTED**, subject to any conditions set out overleaf.

Director of Planning  
Dacorum Borough Council  
Civic Centre  
Marlowes  
Hemel Hempstead  
Herts  
HP1 1HH

Date of Decision: 17 April 1997

**CONDITIONS APPLICABLE TO APPLICATION: 4/01692/96/FUL**

Date of Decision: 17 April 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 requirements of Section 91 (1) 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 to the development.

**3. 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.

**4. 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 building or the completion of the development, whichever is the sooner; and any trees or plants which within a period of five 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.

**5. The dwelling hereby permitted shall be occupied only by a person employed at Hastoe Hill Riding School or a dependent of such a person residing with him or her.**

Reason: To safeguard and maintain the strategic policies of the local planning authorities as expressed in the Hertfordshire County Structure Plan and the Dacorum Borough Local Plan.

**CONDITIONS APPLICABLE TO APPLICATION: 4/01692/96/FUL**

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**6. Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any order revoking and re-enacting that Order), there shall be no extension or addition to the building hereby permitted 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 visual amenity.

**7. Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any Order revoking and re-enacting that Order), no garages or other structures shall be erected 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.

**8. The existing caravan shall be permanently removed from the site and the use of the land for the siting of a caravan shall cease within one month of the first occupation of the dwelling hereby permitted.**

Reason: To ensure that planning permission is granted for only one dwelling on the site.