



PLANNING

Civic Centre Marlowes
Hemel Hempstead
Herts HP1 1HH

RONALD ASSOCIATES
111 HIGH STREET
HEMEL HEMPSTEAD
HERTS
HP1 3AH

MR & MRS K PLAW
174 ANCHOR LANE
HEMEL HEMPSTEAD
HERTS
HP1 1NS

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/02151/98/FUL

ADJ. 162 & 174, ANCHOR LANE, HEMEL HEMPSTEAD, HERTS, HP1 1NS
DETACHED DWELLINGHOUSE AND ACCESS

Your application for full planning permission dated 21 December 1998 and received on 22 December 1998 has been **GRANTED**, subject to any conditions set out overleaf.

Director of Planning

Date of Decision: 17 February 1999

CONDITIONS APPLICABLE TO APPLICATION: 4/02151/98/FUL

Date of Decision: 17 February 1999

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 samples of the materials to be used in the construction of the external surfaces of the development hereby permitted have been submitted to and approved in writing by the local planning authority. Development shall be carried out in accordance with the approved details.

Reason: To ensure a satisfactory appearance to the development.

3. No development shall take place until details of the proposed slab levels of the building in relation to the existing and proposed levels of the site and the surrounding land have been submitted to and approved in writing by the local planning authority. The building shall be constructed with the approved slab levels.

Reason: For the avoidance of doubt and to ensure a satisfactory form of development.

4. Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any Order revoking or re-enacting that Order) (with or without modification) no development falling within the following Classes of the Order shall be carried out without the prior written approval of the local planning authority:

**Schedule 2 Part 1 Classes A, B, C, D, E, F, G and H;
Part 2 Classes A, B and C.**

Reason: To enable the local planning authority to retain control over the development in the interests of safeguarding the residential and visual amenity of the locality.

5. No gates shall be erected at the entrance to the driveway.

Reason: In the interests of highway safety.