



**Town and Country Planning Act 1990 (as amended)**

**DECISION NOTICE**

**Application No: 7/0944-06 (CC0005)**

**List No. 1872**

**Erection of garage-style building to be used as a toy store for the nursery class at Brookland Infant & Nursery School, Cheshunt.**

**To: Director of Children Schools & Families.**

**In pursuance of its powers under the above Act and the Orders and Regulations for the time being in force thereunder, the Council hereby PERMITS the development proposed by you in your application dated 16th October 2006 including the supporting statement which accompanied the application and the plan(s)/drawing(s) number(s)0366/353/008, 0366/353/009, 0366/353/010 and 0366/353/011 subject to the four conditions detailed in the attached schedule with the reasons for their imposition.**

**Dated: .....day of.....2006**

**Signed: .....**

**DEVELOPMENT CONTROL MANAGER**

**Schedule of conditions to be attached to planning permission reference  
CC Application No: 7/0944-06 (CC 0005)**

**Erection of pre-fabricated garage style building to be used as a toy store  
for the nursery class at Brookland Infant & Nursery School, Cheshunt**

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**1. STANDARD IMPLEMENTATION PERIOD**

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

**Reason:** To comply with Section 51 of the Planning & Compulsory Purchase Act 2004

**2. TEMPORARY TIME LIMIT**

This planning permission shall be limited for a period expiring on 31 December 2011. On or before that date the building granted under this permission shall be removed and the land cleared and reinstated.

**Reason:** To enable the local planning authority to exercise proper control over development on this site in the interests of its general amenity by ensuring that development, which is required temporarily is not permitted to remain indefinitely nor used to accommodate an additional facility on the site without there having been appropriate consultations.

**3. APPROVAL OF ELEVATIONAL DETAIL**

Prior to the commencement of development, full details of the external appearance of the building hereby approved shall be submitted to and approved in writing by the County Planning Authority. The building shall be completed in accordance with the approved details.

**Reason:** In the interests of the amenity of the site.

**Dated:** .....day of.....2006

**Signed:** .....

**DEVELOPMENT CONTROL MANAGER**

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**4. LANDSCAPING**

The development hereby permitted shall not be commenced until details of a landscaping scheme has been submitted and approved in writing by the County Planning Authority. The details of the scheme shall relate to the area of land adjacent to the south and east elevations of the building and should include species, siting, specification and programming of planting. All landscaping forming part of the approved scheme shall be implemented within the first available planting season after the erection of the building and shall be maintained for 5 years.

**Reason** : In the interests of the visual amenity of the site and the adjoining residents.

**Footnote: This application has been determined having regard to the relevant policies of the Development Plan i.e Hertfordshire Structure Plan Review 1991- 2011 ( adopted April 1998), Hertfordshire Structure Plan Alterations 2001 - 2016, Deposit Draft Version February 2003 and Broxbourne Local Plan Second Review 2001, Adopted 8th December 2005.**

**Dated: .....day of.....2006**

**Signed: .....**

**DEVELOPMENT CONTROL MANAGER**