



Town and Country Planning Act 1990 (as amended)

DECISION NOTICE

HCC Application No: 3/1738-17 Site reference: CM0966

Description & location of development:

PROPOSED ENLARGED ROUNDABOUT AND SEGREGATED LEFT TURN LANE FROM STEVENAGE TO WARE, AT THE JUNCTION OF THE A602 AND A119, INCLUDING ASSOCIATED CHANGES TO VERGES, LIGHTING, DRAINAGE, LANDSCAPING AND ENGINEERING OPERATIONS AT JUNCTION OF A602 AND A119, EAST OF WATTON-AT-STONE, HERTFORDSHIRE.

**To: Highways Operations and Strategies Unit
Hertfordshire County Council
19c St Albans Road East
Hatfield
Hertfordshire
AL10 0NG**

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 received 5 July 2017 and valid 10 July 2017 including the supporting documentation which accompanied the application subject to the **ELEVEN** conditions which are detailed in the attached schedule with the reasons for their imposition.

Dated: 22nd February 2018


Signed:

TEAM LEADER, DEVELOPMENT MANAGEMENT

**SCHEDULE OF CONDITIONS NUMBERED 1 TO 11 PROPOSED ENLARGED
ROUNDBOUT AND SEGREGATED LEFT TURN LANE FROM STEVENAGE TO
WARE, AT THE JUNCTION OF THE A602 AND A119, INCLUDING ASSOCIATED
CHANGES TO VERGES, LIGHTING, DRAINAGE, LANDSCAPING AND
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WATTON-AT-STONE, HERTFORDSHIRE.**

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Time Limit

1. The development to which this planning permission relates shall be begun no later than three years from the date of this permission.

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

Approved Plans

2. The development hereby permitted shall not be carried out otherwise than in complete accordance with the details submitted in the application dated 5 July 2017.

- Location plan 236368-HCC-JN-02-DR-YP-00110 Rev P02
 - Site plan 236368-HCC-JN-02-DR-YP-00120 Rev P02
 - General Arrangement 236368-HCC-JN-02-DR-CH-00105 Rev P01
 - Preliminary Drainage Layout plans detailed at Condition 4
 - Topology Plan 236368-HCC-JN-02-DR-YP-00101 Rev P02
 - Environmental Statement Volume 1 236368-HCC-ZZ-ZZ-RP-YE-00011*
 - Environmental Statement Volume 2 236368-HCC-ZZ-ZZ-RP-YE-00012*
 - Environmental Statement Volume 3 236368-HCC-ZZ-ZZ-RP-YE-00013*
 - Environmental Statement Addendum 236368-HCC-ZZ-ZZ-RP-YE-00055*
 - Flood Risk Assessment 236368-HCC-ZZ-ZZ-RP-XX-00050*
 - Landscape Strategy dated May 2017*
 - Arboricultural Development Report dated 16 February 2016, and accompanying plans*
- * shared supporting document

Reason: For the avoidance of doubt.

Landscaping plan; including tree protection and habitat improvements
(Landscape Officer)

3. Prior to commencement, a detailed landscaping scheme shall be submitted to and approved in writing by the County Planning Authority which shall include the following details:
- The details of those trees to be removed as identified in the submitted Arboricultural Report,
 - Measures for the protection of the retained trees and vegetation during the course of the development in line with the details in the submitted Arboricultural Report,
 - Location of bat boxes,

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- Details of the size, species, density and location of trees, consistent with the tree mix set out in section 3.1 of the submitted Landscape Strategy,
- Details of wildflower seeding to enhance the open grassland,
- Protection measures to be provided for new planting,
- The programme for the implementation of the proposed planting; and
- The five year programme of management of planting, maintenance and replanting of any trees or shrubs which die, become diseased or are damaged.

The landscape scheme shall be implemented in accordance with the approved programme hereafter.

Reason: In the interests of the visual amenity and the habitat enhancement of the area.

Drainage strategy (LLFA)

4. The development permitted by this planning permission shall be carried out in accordance with the approved drainage strategy report undertaken by ARUP named A602 Improvements (Stevenage to/from Ware) Flood Risk Assessment, reference 236368-HCC-ZZ-ZZ-RP-XX-00050 issued on 11 May 2017 and the following mitigation measures detailed within the Surface Water Management Strategy (appendix D):

Implementing appropriate SuDS measures as shown on Drawing number 236368-HCC-JN-02-DRCD-00110 to provide:

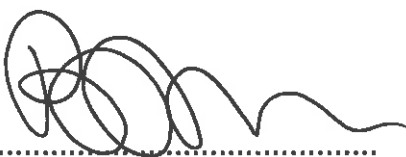
- storage volume of 350 m³ in form of an underground geocellular crates
- treatment train in advance of discharge to the River Beane.
- control discharge at greenfield runoff rate into the River Beane.

Reason: To prevent flooding by ensuring the satisfactory storage of and disposal of surface water from the site

Infiltration tests (LLFA)

5. Prior to the commencement of any development hereby permitted, infiltration tests shall be carried out in accordance with BRE Digest 365 to ensure the ground has the capacity to infiltrate the volume of surface water to be intercepted by the cut off ditch from the adjacent land.

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The test results and all final design of the proposed surface water drainage solution shall be submitted to and approved in writing by the County Planning Authority.

Reason: To prevent the increased risk of flooding, both on and off site.

Archaeological Written Scheme of Investigation (Historic Environment)

6. No demolition/development shall take place/commence until an Archaeological Written Scheme of Investigation has been submitted to and approved by the County Planning Authority in writing. The scheme shall include an assessment of archaeological significance and research questions; and:

- **The programme and methodology of site investigation and recording**
- **The programme for post investigation assessment**
- **Provision to be made for analysis of the site investigation and recording**
- **Provision to be made for publication and dissemination of the analysis and records of the site investigation.**
- **Provision to be made for archive deposition of the analysis and records of the site investigation**
- **Nomination of a competent person or persons/organisation to undertake the works set out within the Archaeological Written Scheme of Investigation.**

The demolition/development shall take place/commence in accordance with the programme of archaeological works set out in the approved Written Scheme of Investigation.


Reason: To protect the archaeological interests of the site.

Archaeological Written Scheme of Investigation (2) (Historic Environment)

7. The development shall not be occupied/used until the site investigation and post investigation assessment has been completed in accordance with the programme set out in the Written Scheme of Investigation approved under condition 6 and the provision made for analysis and publication where appropriate.

Reason: To protect the archaeological interests of the site.

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Ground investigations

8. Prior to the commencement of the development hereby permitted, ground investigations shall be carried out to establish the chemical and physical properties of the sub soil, and thereby ensure an informed technical design.

Reason: To protect against the collapse of chalk in the sub soil.

Construction environmental management plan

9. The submitted Construction Environmental Management Plan (ref: 236368-HCC-ZZ-ZZ-RP-YE-0021 dated 11 February 2016) shall be implemented in full for the construction period of the development. Any amendments will need to be agreed with the County Planning Authority in writing.

Reason: In the interests of residential amenity and to protect ecological assets.

Lighting (Herts Ecology)

10. Prior to the commencement of the development hereby permitted details of the lighting shall be submitted to and approved in writing by the County Planning Authority.

Reason: To minimise light pollution in the form of glare and spill.

Fencing/boundary treatment

11. Construction work shall not commence until fencing, of a type to be approved by the County Planning Authority, setting out the boundaries of the development hereby permitted has been erected. The fencing shall be maintained throughout the period of construction and unless otherwise agreed in advance in writing by the County Planning Authority, there shall be no working, storage of surplus material or incursion of construction vehicles outside of the area so defined.

Reason: To define the permitted area of development and to restrict unauthorised entry to the construction site.

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INFORMATIVES

Herts Ecology

Vegetation removal should take place outside the bird breeding season (March to August inclusive) unless checks can demonstrate there is no nesting activity present, in line with best practice.

Hertfordshire Highways

The proposal has been reviewed by the Development Management Implementation team, and is considered to be acceptable on the basis that the following information is provided at the detailed design stage: -

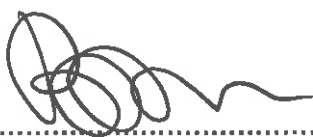
- levels to be shown on the topographical survey
- the following measurements need to be shown: lane widths; entry widths; taper lengths; the ICD of the roundabout; width of traffic islands; radii
- the distance between the proposed lamp columns and the specification of the columns
- hatching to be shown for resurfacing works
- hatching to be shown for full depth carriageway construction

Design to reference the DMRB, Roads in Herts, Manual for Streets and other relevant design guidance

Natural, Historic and Built Environment Advisory Team

Alison Tinniswood will be able to provide detailed advice concerning the requirements for the investigations, and to provide information on professionally accredited archaeological contractors who may be able to carry out the necessary work.

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