



**North
Herts**
Council

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5. Means of vehicular access to the application site shall be from Burymead Road only, and the existing access on to Heathfield Road shall be permanently closed to vehicular traffic by the means indicated on the approved plan (drawing no. R/1230/9a), except when required by emergency vehicles.

Reason:- To safeguard the amenities and privacy of the occupants of surrounding residential properties.

6. 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 first occupation of any of the workshop units hereby permitted or the completion of the development, whichever is the sooner; any trees, plants or shrubs which within a period of 2 years from the date of its first planting, dies, is removed or becomes seriously damaged or diseased shall be replaced in the next planting season with another of similar size and species, unless the local planning authority gives written consent to any variation.

Reason:- In order to enhance the appearance of the completed development and the visual amenities of the locality.