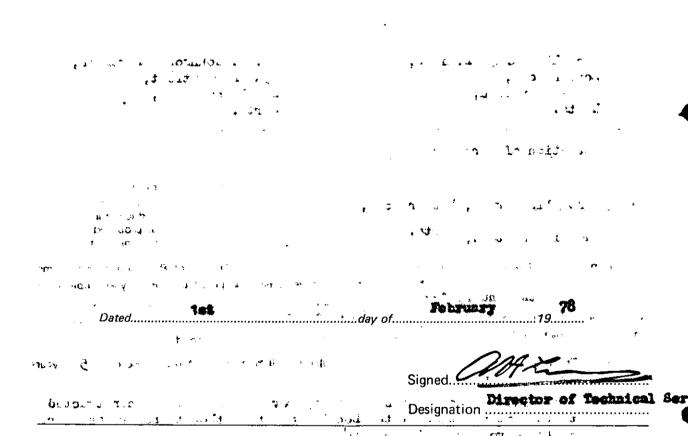
		Town Plannin Ref. No	- 7/0/17///
TOWN & COUNTRY PLANNING ACTS, 197	71 and 1972	Other Ref. No	
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THE DISTRICT COUNCIL OF	DACORUM DIST	RICT COUNCIL	
IN THE COUNTY OF HERTFORD	· · .	•	·
To Snoxalls Garage Limited, London Road, Hemel Hempstead, Herts.	39a Heme:	Wm. F. Johnson & Partners, 39a High Street, Hemel Hempstead, Herts.	
at Snoxalls Garage, London Road, Hemel Hempstead, Herts.  In pursuance of their powers under the above-me	entioned Acts and t	Br de an of de	
being in force thereunder, the Council hereby permit dated 4th January 1978 and received with sufficient particulars on 6th	•••••		
and shown on the plan(s) accompanying such application			
(1) The development to which this permissic commencing on the date of this notice.	on relates shall be	begun within a pe	riod of <b>5</b> years
(2) The parking spaces shown on to the satisfaction of the Lo of the development is occupied	ocal Planning	plan shall be Authority be	constructed fore any part
(3) No car parking or storage of forecourt of the petrol serving	materials shi	all take plac	e on the
(4) Adequate signs shall be displed Planning Authority to ensure hereby permitted enter the signs at the Western egress only, at times after the first occupations.	that all use: ite at the Ear and such signs	rs of the deve stern access s shall be ma evelopment he	relopment only and leave intained at all creby permitted.
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U.T. - U.D. E. J. W. 130 AC 1311, and 1972 Galler

The reasons for the Council's decision to grant permission for the development subject to the above conditions are:—

- (1) To comply with the requirements of Section 41 of the Town & Country Planning Act, 1971.
- 2) and 3) To ensure the proper development and use of the site.
- 4) To ensure the proper use of the site and in the interest of safety and free flow of traffic on the adjacent trunk road.



(1) If the applicant wishes to have an explanation of the reasons for this decision it will be given on request and a meeting arranged if necessary.

NOTE

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[2] If the applicant is aggreved by the decision of the local planning authority to refuse permission or approval for the proposed development, or to grant permission or approval subject to conditions, he may appeal to the Secretary of State for the Environment, in accordance with section 36 of the Town and Country Planning Act 1971; within six months of receipt of this notice. Appeals must be made on a form which is obtainable from the Secretary of State for the Environment, Whitehall, London, S.W.1.) The Secretary of State has power to allow a longer period for the giving of a notice of appeal but he will not normally be prepared to exercise this power unless there are special circumstances which excuse the delay in giving notice of appeal. The Secretary of State is not required to entertain an appeal if it appears to him that permission for the proposed development could not have been granted by the local planning authority, or could not have been so granted otherwise than subject to the conditions imposed by them, having regard to the statutory requirements, to the provisions of the development order, and to any directions given under the order.

(3) If permission to develop land is refused, or granted subject to conditions, whether by the local planning authority or by the Secretary of State and the owner of the land claims that the land has become incapable of reasonably beneficial use in its existing state and cannot be rendered capable of reasonably beneficial use by the carrying out of any development which has been or would be permitted, he may serve on the Common Council, or on the County borough, London borough or county district in which the land is situated, as the case may be, a purchase notice requiring that council to purchase his interest in the land in accordance with the provisions of Part IX of the Town and Country Planning Act 1971.

(4) In certain circumstances, a claim may be made against the local planning authority for compensation, where permission is refused or granted subject to conditions by the Secretary of State on appeal or on a reference of the application to him. The circumstances in which such compensation is payable are set out in section 169 of the Town and Country Planning

Act 1971.