



PLANNING

Civic Centre Marlowes
Hemel Hempstead
Herts HP1 1HH

MR WATSON
72 WESTFIELD ROAD
BERKHAMSTED
HERTS
HP4 3PW

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/00111/99/FHA

72 WESTFIELD ROAD, BERKHAMSTED, HERTS, HP4 3PW
TWO STOREY SIDE TO REAR EXTENSION AND NEW VEHICULAR CROSSOVER

Your application for full planning permission (householder) dated 18 January 1999 and received on 18 January 1999 has been **REFUSED**, for the reasons set out overleaf.

Director of Planning

Date of Decision: 24 February 1999

REASONS FOR REFUSAL APPLICABLE TO APPLICATION: 4/00111/99/FHA

Date of Decision: 24 February 1999

1. Policies of the development plan aim to safeguard the local environment. Due to its bulk, location and proximity to the common boundary the proposed extension would appear cramped and visually intrusive. The development would therefore be seriously detrimental to the character and appearance of the street scene.

2. The works required to gain vehicular access to the proposed garage would necessitate significant excavation and regrading of the grassed highway verge located immediately to the south of the application site. These works would appear visually intrusive and would be seriously detrimental to the character and appearance of the street scene.