

Dacorum Borough Council

Planning Department

Civic Centre Marlowes

Hemel Hempstead

Herts HP1 1HH



MR J W BRAIN
35 HERBERT STREET
HEMEL HEMPSTEAD
HERTS
HP2 3HP

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/00117/00/FUL

17 HIGH STREET, HEMEL HEMPSTEAD, HERTS, HP1 3AA
CHANGE OF USE OF GROUND FLOOR FROM RETAIL TO CAFE

Your application for full planning permission dated 19 January 2000 and received on 25 January 2000 has been **GRANTED**, subject to any conditions set out overleaf.

A handwritten signature in black ink, appearing to read 'K. Barnard'.

Director of Planning

Date of Decision: 28 March 2000

CONDITIONS APPLICABLE TO APPLICATION: 4/00117/00/FUL

Date of Decision: 28 March 2000

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

Reason: To comply with the requirements of Section 91 (1) of the Town and Country Planning Act 1990.

2. The premises shall not be used for the sale of food for consumption off the premises.

Reason: To safeguard the free and safe flow of traffic on High Street and in the interests of highway safety, having regard to the lack of off-street parking facilities for the premises.

3. The premises shall only be open for the sale of hot food from 8.00 am to 11.30 pm on Mondays to Saturdays and from 11.00 am to 11.00 pm on Sundays, Bank Holidays and Public Holidays.

Reason: In the interests of the amenity of occupiers of neighbouring properties

4. The use hereby permitted shall not be commenced until there has been submitted to and approved by the local planning authority a scheme for ventilation of the premises, including the extraction and filtration of cooking fumes. The approved scheme shall be implemented prior to the commencement of the use hereby permitted.

Reason: In the interests of the amenity of adjoining residents.

INFORMATIVE: Listed building consent will also be required for alterations to the building, including the internal and external extraction facilities. It is an offence to carry out any unauthorised works to a listed building.