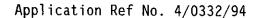
TOWN AND COUNTRY PLANNING ACT 1990 DACORUM BOROUGH COUNCIL





Mr P Metcalfe 48 St Albans Hill Hemel Hempstead Herts PCS Ltd 54D Duxons Turn Hemel Hempstead Herts

DEVELOPMENT ADDRESS AND DESCRIPTION

Rear of 48 St Albans Hill, Hemel Hempstead, Herts
FOUR FLATS

Your application for $full\ planning\ permission$ dated 04.03.1994 and received on 07.03.1994 has been REFUSED, for the reasons set out on the attached sheet(s).

Director of Planning

Date of Decision: 28.04.1994

(ENC Reasons and Notes)

REASONS FOR REFUSAL

OF APPLICATION: 4/0332/94

Date of Decision: 28.04.1994



1. The density of development proposed is excessive and unwarranted in this location and would if permitted prove severely injurious to the general character and amenity of the area.

2. There is inadequate provision for vehicle parking within the site to meet standards adopted by the local planning authority.