

2 May 1990

4/0334/90GV/SR/SGC
S Richardson
2576

North West Herts Health Authority
99 Waverley Road
ST ALBANS
Herts

For the attention of Mr P Nye

Dear Sirs

NOTICE OF PROPOSED DEVELOPMENT UNDER CIRCULAR 18/84.
CHANGE OF USE FROM DWELLINGS TO OFFICES.
41/43 MAYNARD ROAD HEMEL HEMPSTEAD.

I write with reference to the above consultation.

This matter was considered at the Development Control Committee on 26 April 1990 when the Borough Council, as local planning authority, decided that they have strong objections to this development.

The grounds for objection are primarily that the proposal will result in the loss of two units of satisfactory residential accommodation contrary to the policies of the adopted Dacorum District Plan. The erection of a 2 m high close boarded fence around the site, and access to the buildings from the rear only, will result in an unacceptable alteration to the property to the detriment of the character and appearance of the street scene. There is also some concern that this proposal may set a precedent for the Health Authority to undertake similar conversions of dwellings in Maynard Road, that are known to be in their ownership. This would clearly be contrary to the provisions of the Dacorum District Plan.

The Borough Council would also like to point out that there are several unoccupied offices in the town which would be appropriate for this use.

Yours faithfully


D P NOBLE
DEVELOPMENT CONTROL MANAGER
PLANNING DEPARTMENT