



PLANNING

MR D CLARKE
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HEMEL HEMPSTEAD
HERTS
HP1 1SA

Applicant:
SIR CHRISTOPHER WALFORD
ROSE COTTAGE
17 BANK MILL
BERKHAMSTED
HERTS
HP4 2ER

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/00602/97/OUT
SIX TERRACE HOUSES, PARKING AND ALTERATION TO ACCESS
ROSE COTTAGE, 17 BANK MILL, BERKHAMSTED, HERTS, HP4 2ER

Your application for outline planning permission dated 16 April 1997 and received on 8 May 1997 has been **REFUSED**, for the reasons set out overleaf.

Director of Planning
Dacorum Borough Council
Civic Centre
Marlowes
Hemel Hempstead
Herts
HP1 1HH

Date of Decision: 17 July 1997

REASONS FOR REFUSAL APPLICABLE TO APPLICATION: 4/00602/97/OUT

Date of Decision: 17 July 1997

- 1. The proposed development, by reason of the number and form of dwellings, is out of character with the surrounding development and detrimental to the semi-rural area at the eastern end of Berkhamsted, contrary to Policy 101 of the Dacorum Borough Local Plan.**
- 2. The proposed development, by reason of the number and form of dwellings, their proximity to the Grand Union Canal and the effect on trees on the site, would be detrimental to the canalside environment.**
- 3. The proposal is likely to give rise to conditions prejudicial to general highway and pedestrian safety due to the substandard visibility of the access and its proximity to the single width canal bridge.**