

Town Planning
Ref. No. 4/0924/84

Other
Ref. No.

TOWN & COUNTRY PLANNING ACTS, 1971 and 1972

THE DISTRICT COUNCIL OF DACORUM
IN THE COUNTY OF HERTFORD

To J. F. Bishop & Son
111A Toms Lane
Kings Langley
Herts

Mr. M. H. Seabrook
4 Bradbery
Maple Cross
Rickmansworth

..... Use of land for demolition contractor's yard
..... and erection of office building and garage
at High Street Green Farm, High Street Green,
..... Hemel Hempstead

Brief
description
and location
of proposed
development.

In pursuance of their powers under the above-mentioned Acts and the Orders and Regulations for the time being in force thereunder, the Council hereby permit the development proposed by you in your application dated 3rd July 1984
and received with sufficient particulars on 4th July 1984
and shown on the plan(s) accompanying such application, subject to the following conditions:—

(1) The development to which this permission relates shall be begun within a period of 5 years commencing on the date of this notice.

(2) The use hereby permitted shall not commence until:—

- (a) the garage building;
- (b) the office building;
- (c) the boundary walls on the north, south and west boundaries;
- (d) the water standpipes;
- (e) the surfacing of the site

shown on plan 4/0924/84 shall have been erected or carried out, and such buildings, walls, surfacing and equipment shall be retained and maintained at all times thereafter.

(3) Land on the west of the chain dotted line shown on plan 4/0924/84 shall be used solely for the storage of materials; all vehicles shall be parked or stored only on land to the east of the said line.

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The reasons for the Council's decision to grant permission for the development subject to the above conditions are:—

- (1) To comply with the requirements of Section 41 of the Town & Country Planning Act, 1971.
- (2) To ensure the proper development of the site.
- (3) To ensure the proper development of the site and in the interest of general amenity.
- (4) In the interests of the general amenity of the locality.
- (5) In the interests of the general amenity of the locality.
- (6) To ensure proper development and in the interests of road safety.
- (7) To ensure proper development and in the interests of road safety.
- (8) To ensure proper development and in the interests of road safety.
- (9) In the interests of the general amenity of the locality.
- (10) In the interests of the general amenity of the locality.
- (11) In the interests of the general amenity of the locality.
- (12) In the interests of the general amenity of the locality.
- (13) In the interests of visual amenity.

Dated.....16th.....day of.....August.....1984.....

Signed.....

Designation ..CHIEF..PLANNING..OFFICER

NOTE

(1) If the applicant wishes to have an explanation of the reasons for this decision it will be given on request and a meeting arranged if necessary.

(2) If the applicant is aggrieved by the decision of the local planning authority to refuse permission or approval for the proposed development, or to grant permission or approval subject to conditions, he may appeal to the Secretary of State for the Environment, in accordance with section 36 of the Town and Country Planning Act 1971, within six months of receipt of this notice. Appeals must be made on a form which is obtainable from the Secretary of State for the Environment, Marsham Street, London, S.W.1.) The Secretary of State has power to allow a longer period for the giving of a notice of appeal but he will not normally be prepared to exercise this power unless there are special circumstances which excuse the delay in giving notice of appeal. The Secretary of State is not required to entertain an appeal if it appears to him that permission for the proposed development could not have been granted by the local planning authority, or could not have been so granted otherwise than subject to the conditions imposed by them, having regard to the statutory requirements, to the provisions of the development order, and to any directions given under the order.


(3) If permission to develop land is refused, or granted subject to conditions, whether by the local planning authority or by the Secretary of State and the owner of the land claims that the land has become incapable of reasonably beneficial use in its existing state and cannot be rendered capable of reasonably beneficial use by the carrying out of any development which has been or would be permitted, he may serve on the Common Council, or on the Council of the county borough, London borough or county district in which the land is situated, as the case may be, a purchase notice requiring that council to purchase his interest in the land in accordance with the provisions of Part IX of the Town and Country Planning Act 1971.

(4) In certain circumstances, a claim may be made against the local planning authority for compensation, where permission is refused or granted subject to conditions by the Secretary of State on appeal or on a reference of the application to him. The circumstances in which such compensation is payable are set out in section 169 of the Town and Country Planning Act 1971.

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- (4) The use hereby permitted shall not include the breaking, cutting, cleaning or burning of materials.
- (5) The window openings on the west side of the garage building (including those in the roof) hereby permitted shall comprise fixed lights and not be capable of opening or temporary removal.
- (6) There shall be no vehicular access to High Street Green.
- (7) The use hereby permitted shall not commence until the access gates and visibility splay shown on plan 4/0924/84 shall have been provided.
- (8) The visibility splay referred to in condition (7) hereof shall be retained and maintained at all times and no obstruction exceeding 600 mm in height shall be placed or erected within the said splay.
- (9) No repair adjustments tuning or spray painting of motor vehicles shall occur except within the garage building.
- (10) No power driven machinery shall be used except within the garage building other than a vehicle pressure cleaner or machinery specifically authorised by the local planning authority on application of the occupier of the site.
- (11) Pressure cleaning of vehicles shall not be carried out other than within the area to the east of the chain dotted line shown on drawing 4/0924/84.
- (12) No public address system or loud hailer shall be used on the site.
- (13) No work shall be started until a scheme of landscaping on the western boundary of the site shall have been submitted to and approved by the local planning authority. This landscaping scheme shall be implemented strictly in accordance with the approved details in the first planting season following first rateable occupation of the development hereby permitted and shall be maintained at all times thereafter to the reasonable satisfaction of the local planning authority.

Dated 16th day of August 1984

Signed 

Designation CHIEF PLANNING OFFICER