

Town Planning

Ref. No. .... 4/1082/83 .....

## TOWN &amp; COUNTRY PLANNING ACTS, 1971 and 1972

Other

Ref. No. ....

THE DISTRICT COUNCIL OF ..... DACORUM .....

IN THE COUNTY OF HERTFORD

To Alath Construction Ltd.  
24 Lincoln Court  
Berkhamsted  
Herts.

A.E. King Esq.  
Fairways  
Lockers Park Lane  
Hemel Hempstead, Herts.

..... Seven dwellings and access .....

at Land adjacent to Burghfield, Shootersway, .....

Berkhamsted .....

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 ..... 17th August 1983 ..... and received with sufficient particulars on ..... 18th August 1983 ..... 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) No work shall be started on the development hereby permitted until details of materials to be used externally shall have been submitted to, and approved by, the Local Planning Authority, and the development hereby permitted shall be carried out in the materials so approved.
- (3) The access shall include the provision of sight lines 2.4m x 95m with minimum kerb radii of 10.5m within which there shall be no obstruction more than 0.6m above carriageway level.
- (4) The development hereby permitted shall not be occupied until the sight lines referred to in Condition 3 shall have been provided and they shall be so maintained at all times thereafter.

... /continued

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 satisfactory appearance.
- (3) To ensure proper development and in the interests of road safety.
- (4) To ensure proper development and in the interests of road safety.
- (5) In the interests of visual amenity.
- (6) To ensure the proper development of the site.
- (7) To ensure the proper development of the site.

Dated.....22nd.....day of.....September.....1982.....

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.

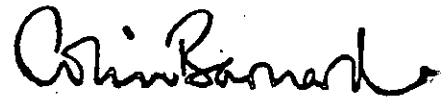
(4) In certain circumstances, a claim may be made against the local planning authority for compensation, where permission is refused or granted subject to conditions by the Secretary of State on appeal or on a reference of the application to him. The circumstances in which such compensation is payable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

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Conditions (cont'd)

- (5) Adequate arrangements shall be made to the satisfaction of the Local Planning Authority for the protection of all trees on the site which are to be retained to prevent damage during constructional works. Any trees accidentally damaged shall be replaced by approved species in the first planting season thereafter.
- (6) The floor levels of the development in relation to existing and proposed highways shall be agreed with the Local Planning Authority before any work is commenced on site.
- (7) Full details of the proposed pump for the disposal of sewage shall be submitted to and approved by the Local Planning Authority before the development hereby permitted is commenced.

Dated ..... 22nd ..... day of ..... September ..... 1983



Signed : .....

Designation : .CHIEF PLANNING OFFICER..

## TOWN &amp; COUNTRY PLANNING ACT 1971

## DACORUM DISTRICT COUNCIL

To:

Alath Construction Ltd.,  
15 Lincoln Court,  
Berkhamsted,  
Herts.

A.E. King, Esq.,  
'Fairways',  
Lockers Park Lane,  
Hemel Hempstead,  
Herts.

Submission of materials. Seven dwellings and access.

Plots 1 and 2 Land adjacent to Burghfield, Shootersway,  
Berkhamsted, Herts.

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 gives approval to the details which were reserved for subsequent approval in planning permission no 4/1082/83

granted on 22nd September 1983 at the above-mentioned  
location in accordance with the details submitted by you, with your  
application dated 27th October 1983.

Dated 12th day of December 19 83

Signed



Designation Chief Planning Officer

NOTE: This is not a separate planning permission, but must be read in conjunction with any conditions attached to the permission indicated above.

D.C.7A

Town Planning  
Ref. No. 4/1392/83

TOWN & COUNTRY PLANNING ACT 1971

DACORUM DISTRICT COUNCIL

To: Alath Construction Ltd  
24 Lincoln Court  
Berkhamsted  
Herts

Mr A E King  
Fairways  
Lockers Park Lane  
Hemel Hempstead  
Herts

Approve details of sewage pump and levels  
of road and houses ref. 4/1082/83

Land adj. Burghfield  
Shootersway  
Berkhamsted

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 gives approval to the details which were reserved for subsequent approval in planning permission no 4/1082/83

granted on 22.9.83 at the above-mentioned  
location in accordance with the details submitted by you, with your  
application dated 27.10.83

Dated 9th day of January 19 84

Signed



Designation Chief Planning Officer

NOTE: This is not a separate planning permission, but must be read in conjunction with any conditions attached to the permission indicated above.