

TOWN AND COUNTRY PLANNING ACT 1990

DACORUM BOROUGH COUNCIL

Application Ref. No. 4/1137/93

R V Handley  
Storage Engineering Services Ltd  
120 Chambersbury Lane  
Hemel Hempstead  
Herts

DEVELOPMENT ADDRESS AND DESCRIPTION  
=====

6/6a St Albans Hill, Hemel Hempstead, Herts

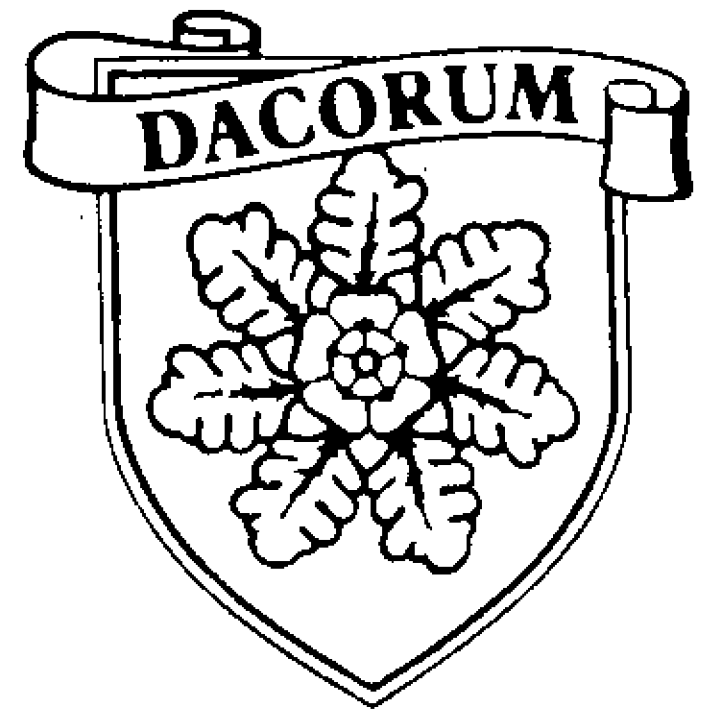
CHANGE OF USE OF PART GROUND FLOOR TO OFFICES AND FORMATION OF 1 BEDROOM FLAT  
(RESUBMISSION)

Your application for *full planning permission* dated 19.08.1993 and received on 19.08.1993 has been *GRANTED*, subject to any conditions set out on the attached sheet(s).

Director of Planning.

Date of Decision: 24.09.1993

(encs. - Conditions and Notes).



CONDITIONS APPLICABLE  
TO APPLICATION: 4/1137/93

Date of Decision: 24.09.1993

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

Reason: To comply with the provisions of s.91 of the Town and Country Planning Act 1990.

2. This permission relates to the use of No.6 St. Albans Hill for Class B1 Business purposes as defined under the Town and Country Planning (Use Classes) Order 1987 (Part B), as hatched red on Plan No. 4/1137/93FL and No.6A St. Albans Hill as a self-contained residential flat, as hatched yellow on Plan No. 4/1137/93FL.

Reason: For the avoidance of doubt as the submitted location plan shows the application site, as edged in red, to include Nos. 6 and 6A St. Albans Hill. It is necessary to retain No. 6A as a self-contained residential unit, the loss of which would be contrary to the Development Plan.

3. Prior to the first occupation of the office hereby permitted at No.6 St. Albans Hill, a scheme shall be submitted to and approved by the local planning authority showing new boundary treatment along the common boundary between Nos. 6 and 8 St. Albans Hill.

Reason: To safeguard the residential amenity of No.8 St Albans Hill.

4. Elevational details of the garage and its precise position shall be submitted to and approved by the local planning authority within one month of the first occupation of the office use at No.6 St. Albans Hill.

Reason: To clarify its precise position and design in the interests of safeguarding the residential amenity of No.8 St. Albans Hill.

5. There shall be no open storage within the area edged red as shown by the site location plan.

Reason: In the interests of safeguarding the residential amenity of Nos.8 St. Albans Hill and 7 Belswains Lane and the visual amenity of the locality.

6. The parking layout shown on Plan No. 4/1137/93, with the exception of the garage shall be provided before the first occupation of the office hereby permitted.

Reason: To ensure the adequate and satisfactory provision of off-street parking.