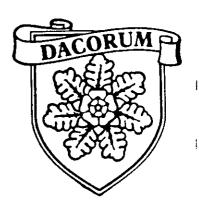
TOWN AND COUNTRY PLANNING ACT 1990 DACORUM BOROUGH COUNCIL

Application Ref No. 4/1155/91



A.H.Khodadoost Bella Vista Felden Lane Hemel Hempstead HERTS R.H. Rowles Buildplan 20 Old Mill Road Hunton Bridge Kings Langley HERTS

DEVELOPMENT ADDRESS AND DESCRIPTION

Bella Vista Felden Lane, Hemel Hempstead.

CONSTRUCTION OF DRIVEWAY AND FORMATION OF ACCESS

Your application for $full\ planning\ permission\ (householder)$ dated 21.08.1991 and received on 22.08.1991 has been REFUSED, for the reasons set out on the attached sheet.

Director of Planning

Date of Decision: 10.10.1991

(ENC Reasons and Notes)

REASONS FOR REFUSAL
OF APPLICATION: 4/1155/91

Date of Decision: 10.10.1991



1. There would be a lack of visibility on the northern side of the proposed access and consequently the use of this access with substandard visibility would be likely to be seriously prejudicial to highway safety.

2. The site occupies a relatively prominent position within Felden Lane which is distinguished by it's semi-rural appearance featuring preserved trees which individually and as a whole make a valuable contribution to the visual amenity of the locality. The proposals will introduce more hard surfacing within the front of the site, involve the loss of a preserved lime tree and will seriously prejudice the long term health of a preserved beech tree, the cumulative effect of which will be to the detriment of the appearance of Felden Lane and the setting of the site.