



TOWN AND COUNTRY PLANNING ACT 1990

DACORUM BOROUGH COUNCIL

Application Ref No. 4/1262/95

Bridge Garage
Riversend Road
Hemel Hempstead
Herts

DEVELOPMENT ADDRESS AND DESCRIPTION
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Bridge Garage, Riversend Road, Hemel Hempstead

SINGLE STOREY EXTENSION

Your application for *full planning permission* dated 28.09.1995 and received on 29.09.1995 has been **REFUSED**, for the reasons set out on the attached sheet(s).

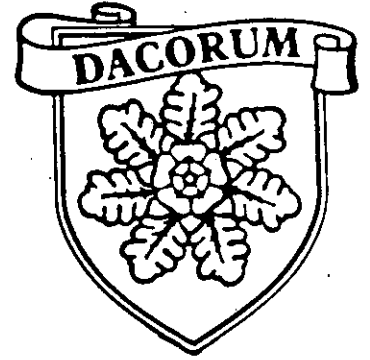
Director of Planning

Date of Decision: 21.11.1995

(ENC Reasons and Notes)

REASONS FOR REFUSAL
OF APPLICATION: 4/1262/95

Date of Decision: 21.11.1995



In the assessment of any redevelopment s.54A of the Town and Country Planning Act 1990 requires that, unless material considerations indicate otherwise, an application shall be determined in accordance with the policies of the Development Plan. These policies aim to ensure that there is adequate parking provided and that highway safety is not prejudiced. The application fails in both these respects. This is due to the lack of adequate curtilage parking with the resultant increased pressures of on-street parking within the locality, which features several premises served by Riversend Road, for the ingress and egress of commercial traffic, including lorries. The increased pressure on the existing road for on-street parking will add to the congestion of the existing access road and be likely to prejudice highway safety.