

TOWN AND COUNTRY PLANNING ACT 1990

DACORUM BOROUGH COUNCIL

Application Ref No. 4/1430/96

Mr R J Campbell
Brig End
George Street
Berkhamsted
Herts

DEVELOPMENT ADDRESS AND DESCRIPTION
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Land adjacent Brig End, George Street, Berkhamsted, Herts

DETACHED BUNGALOW

Your application for *outline planning permission* dated 30.10.1996 and received on 04.11.1996 has been **REFUSED**, for the reasons set out on the attached sheet(s).

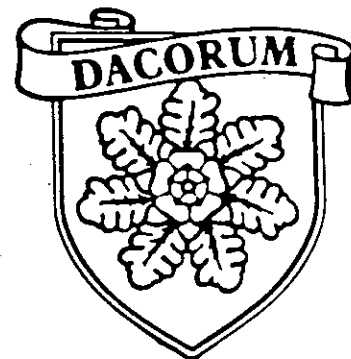
Director of Planning

Date of Decision: 24.12.1996

(ENC Reasons and Notes)

REASONS FOR REFUSAL
OF APPLICATION: 4/1430/96

Date of Decision: 24.12.1996



1. The proposal constitutes an overdevelopment of the site resulting in insufficient amenity space for Brig End.
2. Policy 107 of the Dacorum Borough Local Plan requires development to make a positive contribution to the environment of the canalside. The proposal would result in development within 2m of the Grand Union Canal, resulting in an unacceptable loss of open land adjacent to the Canal.
3. The proposal results in development which would obstruct Berkhamsted Footpath No.3. This loss of footpath is unacceptable and contrary to Policy 74 of the Dacorum Borough Local Plan which aims to protect, improve and promote the public footpath network.