

TOWN AND COUNTRY PLANNING ACTS, 1971 TO 1974  
BUILDINGS OF SPECIAL ARCHITECTURAL  
OR HISTORIC INTEREST

THE DISTRICT COUNCIL OF DACORUM

IN THE COUNTY OF HERTFORD

To: J Armstrong  
Markyate Cell  
Markyate  
Herts

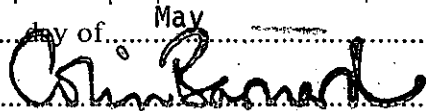
Faulkners  
49 High Street  
Kings Langley  
Herts

Internal and external alterations  
.....  
.....  
at Markyate Cell, Dunstable Road, Markyate  
.....  
.....

Description and  
location of  
proposed works

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 grants listed building consent to the works described above and proposed by you in your application dated 27 November 1987 and received with sufficient particulars on 17 December 1987 and shown on the plan(s) accompanying such application subject to the following conditions:

The reasons for the Council's decision to grant listed building consent for the works proposed subject to the above conditions are:

Dated..... 31 ..... day of May ..... 19 88  
Signed .....  .....  
Designation ..... CHIEF PLANNING OFFICER .....

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**NOTE**

1. If the applicant is aggrieved by the decision of the local planning authority to refuse listed building consent for the proposed works, or to grant consent subject to conditions, he may, by notice served within six months of receipt of this notice, appeal to the Secretary of State for the Environment in accordance with part one Schedule 11 to the Town and Country Planning Act, 1971. The Secretary of State has power to allow a longer period for the giving of a notice of appeal and he will exercise his power in cases where he is satisfied that the applicant has deferred the giving of notice because negotiations with the local planning authority in regard to the proposed works are in progress.

2. If listed building consent is refused, or granted subject to conditions whether by the local planning authority or by the Secretary of State for the Environment, 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 works which have been or would be permitted, he may serve on the council of the county district, in which the land is situated a listed building purchase notice requiring that council to purchase his interest in the land in accordance with the provisions of Section 190 of the Town and Country Planning Act, 1971.

3. 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 171 of the Town and Country Planning Act, 1971.

Attention is drawn to Section 55(2)(b) of the Act, the effect of which is that demolition may not be undertaken (despite the terms of the consent granted by the local planning authority) until notice of the proposal has been given to the Royal Commission on Historical Monuments, Fortress House, 23 Saville Row, London W1X 2HE, and the Commission subsequently have either been given reasonable access to the building for at least one month following the grant of consent, or have stated that they have completed their record of the building or that they do not wish to record it.

Department of the Environment

April 1988

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This Council would ordinarily obtain specialist advice from the County Council and prior to submission of the application, a site meeting was held with a representative of the County Planning Officer's Design section staff who raised no objection to the works that had been carried out. However, because of severe staffing shortages, the County Council have not been able to express any views upon the submitted application.

The most major works which affect the character of the building are the lowering of ceilings in the ground floor hallway/passage and in the kitchen. Obviously it is now difficult to make an assessment of any adverse effects this may have had upon the character of the building, but the resultant work appears to have been carried out sympathetically and without overall detriment to the building as a whole and this Council would find it difficult to sustain any objection to the scheme.

Consequently, the application is referred to the Secretary of State and I should be obliged if you would let me have his decision upon the application as soon as possible.

Yours faithfully



CHIEF PLANNING OFFICER

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Departments of the Environment and Transport

Eastern Regional Office

Room 551

Charles House 375 Kensington High Street London W 8DH

Telephone

605 9110

Chief Planning Officer  
Dacorum Borough Council  
Civic Centre  
Hemel Hempstead  
Herts  
HPI 1H4

Your reference  
4/1946/57LB/EPB/CSD  
Old reference  
E1/5252/270/75  
Date

23 MAY 1985

Sir

TOWN AND COUNTRY PLANNING ACT 1971  
APPLICATION FOR LISTED BUILDING CONSENT

1. I am directed by the Secretary of State for the Environment to refer to your letter of 28 April 85 giving notice under paragraph 5 of Schedule 11 of the Town and Country Planning Act 1971 of the application, reference No 4/1946/57LB made by J. ARMSTRONG for listed building consent to CARRY OUT WORKS OF MAINTENANCE AT CELL PARK, JUNSTABLE ROAD, MARRKATE.

2. The Secretary of State has considered the information given in your letter, and does not intend to require the application to be referred to him. I am therefore to notify you under paragraph 5(1)(b) of Schedule 11 that it is now for the authority to determine the application of their discretion. Paragraphs 110 - 117 of Circular No 8/87 set out the procedure for giving decisions on applications for listed building consent.

3. A copy of any consent issued should be sent to the Department in due course.

Sent 20.6.85

I am Sir  
Your obedient Servant

Margaret A OAG

MARGARET A OAG

|                          |    |    |      |        |      |
|--------------------------|----|----|------|--------|------|
| Dacorum District Council |    |    |      |        |      |
| Ref.                     |    |    |      |        | Act. |
| C.P.O.                   | NP | DE | B.C. | Admin. | File |
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| Received 19 10 85        |    |    |      |        |      |
| Comments                 |    |    |      |        |      |