

ADMINISTRATIVE COUNTY OF HERTFORD

The Council of the BOROUGH OF HEMEL HEMPSTEAD
URBAN DISTRICT OF
RURAL DISTRICT OF

TOWN & COUNTRY PLANNING ACT, 1962

To Mr. D.H. Harris,
148 London Road,
Hemel Hempstead

Change of use from cafe and guest house to
pet shop
at 148 London Road,
HEMEL HEMPSTEAD

Brief
description
and location
of proposed
development.

In pursuance of their delegated powers under the above-mentioned Act and the
Orders and Regulations for the time being in force thereunder, the Council on behalf
of the Local Planning Authority hereby permit the development proposed by you in
your application dated 30th December 1962
and received with sufficient particulars on 10th January 1963
and shewn on the plan(s) 8205/1 accompanying such application, subject to the following
conditions:—

Provision shall be made within the curtilage of the property
simultaneously with the carrying out of the development hereby
permitted for the parking of vehicles in accordance with
the standards of car parking adopted by the local planning authority
and such provision shall be kept continuously available during the
use of the property for the purpose hereby permitted.

PLEASE SEE NOTES OVERLEAF

Please Turn Over

The permission referred to in this notice does not consist of—

- (i) Approval of plans or consent for the purposes of the Public Health Act 1936 and 1937 and the Building Regulations 1935.
- (ii) Consent under the Public Health (Drainage of Trade Premises) Act 1937.
- (iii) An approval under the Clean Air Act 1956 and the Thermal Insulation Act 1957.
- (iv) A consent under Section 75 of the Highways Act 1959.

The reasons for the Council's decision to grant permission for the development subject to the above conditions are:—

To ensure the use of the premises as a pet shop is not prejudicial to the safety and free flow of traffic on the adjoining highway.

Dated fourth day of April 1966

  
Clerk/Surveyor of the Council.

NOTE:

(1) If the applicant wishes to have an explanation of the reasons for this decision it will be given on request and a meeting arranged if necessary.

(2) If the Applicant is aggrieved by the decision of the local planning authority to grant permission or approval subject to conditions, he may by notice served within one month of receipt of this notice, appeal to the Minister of Housing and Local Government in accordance with Section 23 of the Town and Country Planning Act, 1962. The Minister 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 development are in progress. The Minister is not, however, required to entertain such an appeal if it appears to him that permission for the proposed development could not have been granted by the local planning authority, or could not have been so granted otherwise than subject to the conditions imposed by them, having regard to the provisions of Section 17(1), 18(1) and 38 of the Act and of the Development Order and to any directions given under the Order.

(3) If permission to develop land is refused, or granted subject to conditions, whether by the local planning authority or by the Minister of Housing and Local Government, 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 development which has been or would be permitted, he may serve on the Council of the County District in which the land is situated a purchase notice requiring that Council to purchase his interest in the land in accordance with Section 129 of the Town and Country Planning Act, 1962.

(4) In certain circumstances, a claim may be made against the local planning authority or the Minister of Housing and Local Government for compensation, where permission is granted subject to conditions by the Minister on appeal or on a reference of the application to him. The circumstances in which such compensation is payable are set out in Section 123 and Part VI of the Town and Country Planning Act 1962.