

HERTFORDSHIRE COUNTY COUNCIL

To the Surveyor of the

Hemel Hempstead Corporation

H.C.C.
Code No. W/171/64

L.A.
Ref. No. 5807/1

Date 31.1.64

TOWN & COUNTRY PLANNING ACT, 1962

L.A. Ref. No. 5807/1

Construction of garage and alterations to form additional bedroom, 156 Anchor Lane, Hemel Hempstead.
County Council Code Ref. No. W/171/64

a) The above application dated 22.1.64 is deemed as received with sufficient particulars on the 22.1.64 (date) and the Statutory Period will expire on the 22.3.64 (date). The official notice form I.W.F.3/~~I.W.F.3x~~ may now be sent to the Applicant.

(b) The above application dated does not contain sufficient particulars. Will you please obtain the following further information:—

No.	1321
Initials	hjs
Date	3-FEB 1964
Initials	
Date	

(c) I consider that this application or proposal falls within the terms of the Appendix to the Schedule of the Delegation Agreement Article; I shall/shall not make a recommendation in due course.

(d) I consider the application or proposal falls to be dealt with by your Council under the Delegation Agreement.

(e) As requested, I will make a recommendation in respect of this application or proposal in due course.

Divisional Planning Officer,
west Herts Division.

BOROUGH OF HEMEL HEMPSTEAD

Telephone: BOXMOOR 888

HIGH STREET,
HEMEL HEMPSTEAD,
HERTS.

A. H. TURNER, A.M.I.C.E.,
M.I.Mun.E., A.R.I.C.S.,
Chartered Civil Engineer.
Borough Engineer and Surveyor.

25th January 1964

To Mr. C. J. Hearn,
156, Anchor Lane, Hemel Hempstead.

PUBLIC HEALTH ACT, 1936

CLEAN AIR ACT, 1956

NOTICE IS HEREBY GIVEN that in pursuance of the above Acts and of the building byelaws made thereunder or under any enactment repealed thereby the Council of the Borough of Hemel Hempstead have PASSED the plans deposited by you with the Council on the 22nd day of January 1964, and numbered 5807/1, showing a proposal to erect and/or make a Garage and make alterations to form additional bedroom at 156, Anchor Lane for Mr. C. J. Hearn, subject to the following conditions imposed under Section of the Public Health Act, 1936:—

The passing of the said plans operates as an approval thereof only for the purposes of the requirements of the said byelaws and of the following sections of the Public Health Act, 1936, viz. :—

- Section 25 (Buildings not to be erected without consent over sewer or drain shown on deposited map).
 - Section 37 (New buildings to be provided with any necessary drains, etc.)
 - Section 43 (Closet accommodation to be provided for new buildings).
 - Section 53 (Special provisions as to buildings constructed of materials which are short lived, or otherwise unsuitable for use in permanent buildings).
 - Section 54 (Power to prohibit erection of buildings on ground filled up with offensive material).
 - Section 55 (Means of access to houses for removal of refuse, etc.)
 - Section 59 (Exits, entrances, etc., in the case of certain public, and other, buildings).
 - Section 137 (As amended by Sec. 29 Water Act, 1945 -- New houses to be provided with sufficient water supply).
- and Section 10 of the Clean Air Act, 1956 (Height of Chimneys).

NOTICES. --Notices in writing, on the proper forms, are to be sent to the Borough Engineer, 24 hours notice being required :—

1. Before any work in connection with a new building is commenced.
2. When the ground has been excavated for the foundations.
3. When the damp course is laid and ready for inspection.
4. When the drains are laid and ready for testing.
5. Upon completion of the buildings and before they are occupied.

YOUR ATTENTION IS DIRECTED TO THE STATEMENTS ON THE BACK OF THIS FORM.

A. H. Turner,
Borough Engineer and Surveyor.

ad present 252

Mr. C. I. ...
... ..

- (1) The passing of the Plan referred to in this notice does not constitute :-
- (i) A consent under Section 75 of The Highways Act, 1959.
 - (ii) A consent under the Public Health (Drainage of Trade Premises) Act, 1937.
 - (iii) An approval under Section 3 of the Clean Air Act, 1956 (New Furnaces).
 - (iv) A passing of the plans for the purposes of the Thermal Insulation (Industrial Buildings) Act, 1957.
 - (v) A permission for development under Part III of the Town and Country Planning Act, 1962.

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(2) Attention is drawn to Section 66 of the Public Health Act, 1936, whereby it is provided that if the work to which the plans relate is not commenced within three years from the date of deposit, the local authority may declare that the deposit of plans shall be of no effect.

... ..

D.C.3.

H.C.C. Code No.	W/171/64
L.A. Ref. No.	5807/1

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. C. J. Hearn,
 156 Anchor Lane,
 Hemel Hempstead.

Garage and alterations to form additional bedroom	Brief description and location of proposed development.
at 156 Anchor Lane, Hemel Hempstead.	
HEMEL HEMPSTEAD	

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 ~~14th~~ for renewal and received with sufficient particulars on ~~14th~~ 14th November 1966 and shewn on the plan(s) ~~5807/1~~ accompanying such application, subject to the following conditions:—

This permission so far as it extends to the proposed new garage shall expire on the 31st December 1969 unless application is made to and approved by the local planning authority for the building to be retained after that date.


The permission referred to in this notice does not constitute

- (i) A passing of plans or a consent for the purposes of the Public Health Acts 1936 and 1961, and the Building Regulations 1965.
- (ii) A 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:—

The proposed siting of the garage is likely to be affected by the new estate road to be provided for the development adjoining "Oaklands", Anchor Lane.

Dated Fourth day of January 1967


Town ~~XXXXXXXX~~ 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.

HEMPSHIRE COUNTY COUNCIL

TOWN AND COUNTRY PLANNING ACT, 1962

H.C.C.



Code No.

L.A.

Ref. No.

Name/Address of Applicant G.J. Hearn, 156, Anchor Lane, Hemel Hempstead.

Location and Proposed Form of Development Construction of garage and alterations to form additional bedroom, 156, Anchor Lane, Hemel Hempstead.

	PART ONE	PART TWO	PART THREE	PART FOUR
	Local Authority's Surveyor's Observations on Application	Divisional Planning Officer's Preliminary Observations	Highway Authority's Observations	Final Recommendations of the Divisional Planning Officer
Date Received	22. 1. 64.		22. 1. 64.	
Ref. No.	Plan No. 5807/1		Plan No. 5807/1	
	<p>SECTION 16 CERTIFICATE A, By C.C.D. RECEIVED (delete as necessary)</p> <p> The existing house and garage (ref:W/1517/55) have been located to allow for the possible construction of a new road across the eastern part of this site which would link up with the recently approved estate road for development adjoining Oaklands (ref:W/2298/63).</p> <p> As the proposed siting of the garage would be affected by this possible new road a limited consent only should be given. Permit until 31. 12. 66.</p> <p><i>A. A. James</i></p>		<p>As Part One</p> <p><i>A. A. James</i></p>	
Date Despatched	24. 1. 64.		24. 1. 64.	
Signature				