

D.C.2.

H.C.C. Code No.....	w/197/65
L.A. Ref. No.....	8596/1

ADMINISTRATIVE COUNTY OF HERTFORD

The Council of the BOROUGH OF Hemel Hempstead
 URBAN DISTRICT OF XXXXXXXXXXXXXXXXXXXX
 RURAL DISTRICT OF XXXXXXXXXXXXXXXXXXXX

TOWN & COUNTRY PLANNING ACT, 1962

To
 Mr. W.F. Latham,
 117 Anchor Lane,
 Hemel Hempstead.

Erection of bungalow AND GARAGE
at <u>LAWN</u>
XX adjoining 109 Anchor Lane, 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 12th January 1965 and received with sufficient particulars on 12th January 1965 (as amended 19/3/65) and shewn on the plan(s) accompanying such application. 8596/1

Dated 24th day of March 1965
C. W. [Signature]
 Clerk/Surveyor of the Council.
 Town XXXXXXXX

PLEASE SEE NOTES OVERLEAF

AMENDMENT TO THE LOCAL GOVERNMENT ACT 1972

TOWN & COUNTRY PLANNING ACT 1972

THE PERMISSION REFERRED TO IN SECTION 75 OF THE HIGHWAYS ACT 1959

- (i) A consent under section 75 of the Highways Act 1959
- (ii) A permit under the Public Health (Drainage of Trade Premises) Act, 1937
- (iii) A deposit under the Public Health (Drainage of Trade Premises) Act, 1937
- (iv) An approval under the Clean Air Act, 1956;
- (v) A passing of plans under the Thermal Insulation Act, 1957.

[Handwritten signature]

Approved by the Council on 12/11/72

ADMINISTRATIVE COUNTY OF HERTFORD

The Council of the BOROUGH OF **HEMEL HEMPSTEAD**
~~.....~~
~~.....~~

TOWN & COUNTRY PLANNING ACT, 1962

To

**The Laing Housing Company Limited,
58 Wigmore Way,
EDGWARE, Middlesex.**

erection of nine (9) dwellings and garages
.....
at off Malmes Croft, 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 **5th November 1965** and received with sufficient particulars on **8th November 1965** and shewn on the plan(s) **8599/1** accompanying such application, subject to the following conditions:—

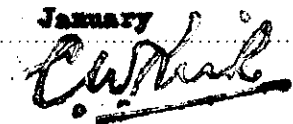
- 1. A scheme for landscaping the site shall be submitted to the local planning authority for approval within six months of work starting on site, the scheme, as approved, to be completed within twelve months and thereafter maintained to the reasonable satisfaction of the local planning authority.**
- 2. Close screen fencing 6-ft. high, as shown on plan 8599/1, shall be erected before the dwellings are occupied and shall be maintained thereafter to the reasonable satisfaction of the local planning authority.**
- 3. Details of the external treatment of the dwellings shall be approved by the local planning authority before any work is started on the site.**

- (1) To protect and enhance the visual amenities of the locality;
- (2) To ensure that the privacy enjoyed by the occupiers of the adjoining residential property is adequately maintained;
- (3) To ensure that the external appearance of the proposed dwellings is satisfactory;
- (4) To ensure that the proposed development is in accordance with the provisions of the Town and Country Planning Act, 1962;
- (5) To ensure that the proposed development is in accordance with the provisions of the Development Order, 1962.

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

1. To protect and enhance the visual amenities of the locality.
2. To ensure that the privacy enjoyed by the occupiers of the adjoining residential property is adequately maintained.
3. To ensure that the external appearance of the proposed dwellings is satisfactory.

Dated Twenty-fourth day of January 19 66



Town Clerk/Superintendent 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.

TOWN AND COUNTRY PLANNING ACT, 1959

Certificate under section 37

I HEREBY CERTIFY that:

1. * ~~I am~~ ^{I am} the estate owner in respect of the fee simple of every part of the land to which the accompanying application dated 16th July, 1964... relates.

*2. None of the land to which the application relates constitutes or forms part of an agricultural holding.
or:—

*2. * ~~The applicant has~~ ^{I have} given the requisite notice to every person who, 21 days before the date of the application was a tenant of any agricultural holding any part of which was comprised in the land to which the application relates, viz:—

Name of tenant	Address	Date of service of notice
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Signed... *R.H.F. Shuffrey*

*On behalf of... A.L. Shuffrey

Date..... 16th July, 1964

*Delete where inappropriate.

ADMINISTRATIVE COUNTY OF HERTFORD

The Council of the BOROUGH OF HEMEL HEMPSTEAD
~~RESIDENTIAL DISTRICT OF~~
~~RESIDENTIAL DISTRICT OF~~

TOWN & COUNTRY PLANNING ACT, 1962

To Mr. A.L. Jaffray,
Leverstock Green Farm,
Leverstock Green Road,
Hemel Hempstead.

whose agent is -
Mr. R.H. Faulkner,
43 Market Street,
Watford.

residential development
at Leverstock Green Farm, Leverstock Green 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, in accordance with the provisions of Article 5(2) of the Town and Country Planning General Development Order, 1950^{6.3} the development proposed by you in your outline application dated 16th July 1964 and received with sufficient particulars on 17th July 1964 (amended 22nd Oct. 1964) and shewn on the plan(s) ⁸⁵⁹⁹ accompanying such application, subject to the following conditions:—

1. The approval of the local planning authority is required before any development is commenced to its—
*(a) siting; *(b) layout; *(c) design; *(d) external appearance; *(e) means of access.
2. A landscaping scheme shall be submitted to the local planning authority for approval within six months of start of work on the site; the scheme as approved to be completed within twelve months and thereafter maintained to the reasonable satisfaction of the local planning authority.
3. Adequate screen fencing shall be provided and maintained to the satisfaction of the local planning authority.
4. Appropriate garaging and parking space shall be provided and maintained to the satisfaction of the local planning authority.

*Delete as necessary.

PLANNING OVERLEAF
Please Turn Over

- (i) In accordance with the provisions of the Town and Country Planning Act 1959
- (ii) In accordance with the provisions of the Town and Country Planning Act 1959
- (iii) In accordance with the provisions of the Town and Country Planning Act 1959
- (iv) In accordance with the provisions of the Town and Country Planning Act 1959
- (v) In accordance with the provisions of the Town and Country Planning Act 1959

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

1. To comply with the provisions of Regulation 5(2) of the Town and Country Planning General Development Order, 1950.63.
2. In order to protect the amenities of the locality.
3. In order to safeguard the privacy enjoyed by the occupiers of adjoining residential property.
4. In order to comply with the standards adopted by the local planning authority.

Dated 25th day of November 1964

C. W. [Signature]
 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.