

H.C.C. Code No.....	
L.A. Ref. No.....	V/722/65
	7493/1

ADMINISTRATIVE COUNTY OF HERTFORD

The Council of the BOROUGH OF
 URBAN DISTRICT OF ~~Henel Hempstead~~
 RURAL DISTRICT OF

TOWN & COUNTRY PLANNING ACT, 1962

To

Mr. T.C. Batchelor,
 8a Clarence Street,
 Brighton

Whose agent is:
 Mr. P.V. Penlter,
 57 Marlowes, Henel Hempstead.

Five (5) detached bungalows
at
xx adjoining Shanty Cafe, London Road, Bourne End, Henel 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 refuse the development proposed by you in your application dated and received with sufficient particulars on 11th March 1965 and shewn on the plan(s) accompanying such application on 11th March 1965 / 7493/1

The reasons for the Council's decision to refuse permission for the development are:—

1. The proposed development having a direct access to the Trunk Road A.41 would generate vehicular turning movements which would interfere with the safety and freedom of flow of the traffic on the Trunk Road.
2. The site is within a proposed extension of the Metropolitan green belt where it is the policy of the local planning authority not to allow development unless it is required for agricultural or allied purposes; no such need has been proved in this case.

Dated day of 19.....

15th

65

C. W. ...
 Clerk/Surveyor of the Council.

PLEASE SEE NOTES OVERLEAF

NOTE.

(1) If the applicant wishes to have an explanation of the reasons for this refusal 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 refuse permission or approval for the proposed development, or 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 provision 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 refused, or 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.

THIS CERT. WAS DETACHED FROM
MENTIONED ^{PLANS} FOR MICROFILM PURPOSES. HWJ
17/10/83.

7496

D.C. 114

HEMEL HEMPSTEAD DEVELOPMENT CORPORATION

DEVELOPMENT CERTIFICATE

WHEREAS GADBROOK PRESS LIMITED of Commerce House Blagrove Street Reading in the County of Berkshire have requested permission to develop certain land at Hemel Hempstead which is owned by the Corporation and is more particularly described in the Schedule hereto in manner which conforms with an approval of the Minister of Housing & Local Government under Section 3(1) of the New Towns Act 1946.

NOW therefore the Corporation pursuant to paragraph 3(2) of the Special Development Order hereby grants you permission to develop on the said land by the erection of a factory in accordance with drawings Numbers 662/4, 662/5, 662/6 and 662/7 annexed hereto.

DATED this 15th day of February 1962

(sgd.) G.B.S. Hindley

General Manager
Hemel Hempstead Development Corporation

SCHEDULE

ALL that piece or parcel of land situate in Maylands Avenue Hemel Hempstead in the County of Hertford as the same is more particularly delineated in the said drawing No. 662/4 and thereon edged red.

Please note:

1. The permission referred to frees you from the necessity of obtaining a planning permission under the Town and Country Planning Act 1947 but does not constitute -
 - (i) a consent under the Public Health (Buildings in Streets) Act 1888
 - (ii) a passing of the plans or a consent for any of the purposes of the Public Health Act 1936 as amended
 - (iii) a consent under the Public Health (Drainage of Trade Premises) Act 1937
 - (iv) a consent by the Board of Trade under Section 14(4) of the Town and Country Planning Act 1947
2. This permission is not to be read as consent by the Corporation to abrogation or variation of any conditions covenants or agreements contained in any Building Agreement, Conveyance, Lease or other assurance with or by the Corporation.