

ADMINISTRATIVE COUNTY OF HERTFORD.*The Council of the BOROUGH OF.....**URBAN DISTRICT OF.....**RURAL DISTRICT OF Berkhamsted.....***TOWN & COUNTRY PLANNING ACT, 1947**

To Mrs. I. Foord-Kelcey,
 "Peacock's Wood",
 Nettlebed Road,
 Little Gaddesden,
 Berkhamsted, Herts.

In Pursuance of their powers under the above-mentioned Act and the Orders and Regulations for the time being in force thereunder, and under the COUNTY OF HERTFORD (Delegation of Functions) Scheme, 1948, the Council on behalf of the Local Planning Authority hereby permit the development proposed by you in your application dated 14th August, 1951 and received with sufficient particulars on the 2nd October, 1951 of the land for the purpose of erection of dwellinghouse.

situate at Adjoining, and N.W. of "Peacock's Wood", Nettlebed Road, Little Gaddesden, Berkhamsted, Herts and shewn on the plan(s) accompanying such application, subject to the following conditions:

- That the woodland between the road and the proposed house be substantially retained.

STC/T

I certify to the above that a copy of specimen planning documents may be had for inspection at the office of the Local Planning Authority, Berkhamsted, Herts, or may be obtained by post by sending a stamped addressed envelope to the Local Planning Authority, Berkhamsted, Herts, or by telephoning the number 0442 222222. The Local Planning Authority, Berkhamsted, Herts, will be pleased to advise the date of issue of the planning permission and the date of expiry of the same. This certificate is given on the 27th November 1951.

Given this 27th November 1951, at Berkhamsted, Herts, by Local Planning Authority, Berkhamsted, Herts, to witness and seal to this day and year.

Given this 27th November 1951, at Berkhamsted, Herts, by Local Planning Authority, Berkhamsted, Herts, to witness and seal to this day and year.

Please Turn Over.

100-373618

THE COUNCIL - TOWN PLANNING NOTICE

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

1. To safeguard local amenities.

The proposed development is situated in an area which is considered to be of great amenity value. It is located near to a park and is situated close to an entrance to the park. It is also located near to a residential area and is surrounded by trees and shrubs. The proposed development will not affect the local amenities or the surrounding environment. Local planning regulations require that developments must be carried out in accordance with the principles of sustainable development, which include the protection of local environments and the promotion of local communities. The proposed development will not affect the local environment or the local community.

Dated... Fifteenth... day of November... 1972.

John C. Smith Esq.
Clerk/Surveyor of the Council.

NOTE.

(1) 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 Town and Country Planning in accordance with Section 16 of the Town and Country Planning Act, 1947. 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 14 of the Act and of the Development Order and to any directions given under the Order.

(2) If permission to develop land is refused, or granted subject to conditions, whether by the local planning authority or by the Minister of Town and Country Planning, 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 Borough or 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 19 of the Town and Country Planning Act, 1947.

(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 Minister on appeal or on a reference of the application to him. The circumstances in which such compensation is payable are set out in Sections 20 and 79 of the Town and Country Planning Act, 1947.

ADMINISTRATIVE COUNTY OF HERTFORD.**The Council of the BOROUGH OF.....****URBAN DISTRICT OF****RURAL DISTRICT OF** Borthameted**TOWN & COUNTRY PLANNING ACT, 1947**

To MRS. L. DREW-YELLS,
 "Eucoccks Wood", Assistant Local Planner, c. 1
 Nettleton Road,
 Little Gaddesden,
 Berkhamsted, Herts.

In Pursuance of their powers under the above-mentioned Act and the Orders and Regulations for the time being in force thereunder, and under the COUNTY OF HERTFORD (Delegation of Functions) Scheme, 1948, the Council on behalf of the Local Planning Authority hereby permit the development proposed by you in your application dated 14th August, 1951.....
 and received with sufficient particulars on the 1st October, 1951.....
 of the land for the purpose of erection of dwellinghouse.....

situate at Adjoining, and N.E. of Eucoccks Wood, Nettleton wood,
 Little Gaddesden, Berkhamsted, Herts
 and shewn on the plan(s) accompanying such application, subject to the following conditions:

1. That the woodland between the road and the proposed houses be substantially retained.

etc. etc.

~~1. That the woodland between the road and the proposed houses be substantially retained.~~

~~2. That the proposed dwellinghouse be built in accordance with the Building Regulations of 1947 and shall consist of two storeys and a basement, the total floor area being 1,100 sq. ft. and the ground floor area 700 sq. ft. The proposed dwellinghouse shall be of brick and timber frame construction, the exterior walls being of brick and flint, the roof being of slate and the floor and ceiling of wood. The proposed dwellinghouse shall be built in accordance with the Building Regulations of 1947 and the cost of the proposed dwellinghouse shall not exceed £1,000. The proposed dwellinghouse shall be built in accordance with the Building Regulations of 1947 and the cost of the proposed dwellinghouse shall not exceed £1,000.~~

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Please Turn Over.

NOTIFICATION OF PLANNING PERMIT GRANTING

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

1. To safeguard local amenities.

It is considered that the proposed development would be detrimental to the character and amenities of the area. It would result in a loss of open space and a reduction in the amount of available housing accommodation. It would also result in a significant increase in traffic and noise levels. In addition, it would have a negative impact on the local environment and may contribute to pollution. The Council therefore grants permission subject to the following conditions:

Dated Fifteenth day of November, 1951.

John Carruthers
Clerk/Sheriff of the Council.

NOTE.

(1) 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 Town and Country Planning in accordance with Section 16 of the Town and Country Planning Act, 1947. 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 14 of the Act and of the Development Order and to any directions given under the Order.

(2) If permission to develop land is refused, or granted subject to conditions, whether by the local planning authority or by the Minister of Town and Country Planning, 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 Borough or 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 19 of the Town and Country Planning Act, 1947.

(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 Minister on appeal or on a reference of the application to him. The circumstances in which such compensation is payable are set out in Sections 20 and 79 of the Town and Country Planning Act, 1947.