

D.C. 2

H.C.C.
Code No. W/ 1339-62

L.A.
Ref. No. 8031

ADMINISTRATIVE COUNTY OF HERTFORD.

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

TOWN & COUNTRY PLANNING ACT, 1947

To

The Hemel Hempstead Borough Council,
Town Hall, Hemel Hempstead.

J-7

Erection of 130 dwellings and 128 garages
Highfield Scheme No. 13
at Paston Road, Cattadell, Redbourn Road, Hemel
Hempstead

Brief
description
and location
of proposed
development.

In Pursuance of their 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 4th July 1962 and received with sufficient particulars on 27th July 1962 and shewn on the plan(s) accompanying such application

WEST HERTS. REGIONAL
PLANNING AUTHORITY
- 1 NOV 1962
ACKD

Dated *26th* day of October 1962

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

29th October, 1962.

Dear Mr. Turner,

Erection of 130 dwellings and 128 garages,
Highfield Scheme No. 13.

I refer to your Council application dated 4th July and enclose the formal notice of decision together with a copy for your use.

There are a few points however, which I would like you to consider and where these have been mentioned as a result of consultation a note of the Authority or body is made:-

- (1) Whilst the application site would probably not reasonably accommodate many more garages, nevertheless there is likely to be a severe garage shortage in the whole residential area south of Fletcher Way probably of the order of 200 or more.
- (2) The cul-de-sac marked "A" at the northern end of the site appears to be under-designed at 13 feet and should be 16 feet to avoid damage to the central grass island in view of the small kerb radii, and its service to 28 houses and 25 garages. (New Town's Commission).
- (3) There are one or two pinch points notably the one in cul-de-sac "A" where the gable of one terrace is within 30 feet of the front of another. This and another has been indicated on the plan.
- (4) The planning and siting of O.P.D. blocks might be reconsidered with a view to arranging for living room windows to face the road and have low-glass lines to provide good outlook facilities (New Town's Commission)
- (5) The application was placed before the Advisory Panel of Architects which meets at County Hall and their observations were as follows:-

"The Panel drew attention to the Ministry of Housing publication entitled "Designing for Old People" Bulletins 1 and 2 and in particular to window sill heights. The Panel commented on the lack of consistency of design and regretted that the character generally does not match the design of the three storey dwellings."

Yours sincerely,

E. H. Doubleday

A.H. Turner, Esq., A.M.I.C.E.,
Borough Engineer,
Hemel Hempstead Borough Council,
High Street,
Hemel Hempstead



