

ADMINISTRATIVE COUNTY OF HERTFORD.

The Council of the BOROUGH OF Hemel Hempstead

~~Hemel Hempstead~~

~~Hemel Hempstead~~

TOWN & COUNTRY PLANNING ACT, 1947

To **British Paper Co.Ltd.,
Frogmore Mill,
Apsley
Hemel Hempstead.**

These agents are -
**Messrs. Fuller, Hall & Foulsham,
51 Harlowes,
Hemel Hempstead.**

~~Paper mill and warehouse~~
at ~~Durrants Hill 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 10th December 1962 and received with sufficient particulars on 11th December 1962 (as amended 1/1/63) and shown on the plans 7917/6 accompanying such application, subject to the following conditions :-

1. The existing dwellings on the ~~west~~ ^{south} side of Frogmore Crescent shall be demolished prior to the occupation of the development hereby permitted.
2. That not more than 1800 sq.ft. (referred to as engineering workshop on drawing No. 629/17) shall be used as an industrial building as defined in Section 21 of the Local Employment Act, 1960.
3. Accommodation for parking vehicles attending the proposed development shall be provided simultaneously with the proposed development to the extent shown on drawing No. 629/20.
4. A scheme for the landscape treatment of the site shall be submitted to the local planning authority for their approval not later than six months after the start of the development hereby permitted and the scheme shall be completed within one year after the date of such approval and thereafter maintained to the reasonable satisfaction of the local planning authority.
5. That land (shown hatched green on plan 7917/6) shall be reserved for the future improvement of Durrants Hill Road to the requirements of the Hemel Hempstead Borough Council.
6. An unobstructed strip of land at least 25 ft. wide shall be preserved and maintained along the north east bank of the River Bulbourne and River Gade.

The permission referred to in this notice does not constitute:-

- (i) A consent under section 75 of the Highways Act 1959
- (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) An approval under the Clean Air Act, 1956;
- (v) A passing of plans under the Thermal Insulation Act, 1937.

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

1. It is considered that the proposed development of the site for industrial purposes would be detrimental to the amenities enjoyed by occupiers of existing dwellings which are to be demolished in the near future.
2. To comply with the requirements of the Local Employment Act, 1960 regarding industrial development certificates.
3. To ensure that the development hereby permitted makes adequate provision for the parking of all motor vehicles likely to be associated with the occupation of the proposed development in accordance with the policy of the local planning authority and does not result in standing vehicles on the adjoining highway.
4. To enhance the appearance of the proposed development and protect the amenities of the locality.
5. To meet the requirements of the local highway authority.
6. To permit the passage of land drainage machinery in order to effectively carry out periodic maintenance work by the Thames Conservancy.

Dated 15th day of January 1963

Tom Clerk, Secretary 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 Housing and Local Government in accordance with Section 16 of the Town and Country Planning Act, 1947. 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 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 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, 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 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 20 of the Town and Country Planning Act, 1947, and Part II of the Town and Country Planning Act, 1954.