

H.C.C. Code No.	W/4336/73
L.A. Ref. No.	113/73

ADMINISTRATIVE COUNTY OF HERTFORD

Borough, Urban District, Rural District of **Berkhamsted**

Town and Country Planning Acts, 1971 & 1972

Town and Country Planning General Development Order, 1973

Article 7 – Second Schedule – Part 1

To: **Allen & Couser Motors Ltd.,
per P.J. Fountaine Esq.,
27, Castle Street,
Berkhamsted,
Herts.**

29th October 1973

Location and proposed form of development **Permanent retention of planning consent**

..... **for development Workshop & Store at 3, Chapel Street, Berkhamsted,**

Your application for planning permission / approval of details dated **3rd October 1973**
..... **7th December 1973** you have
not been given notice by the local planning authority of their decision, you are entitled, unless the application has
already been referred by the Authority to the Secretary of State for the Environment to appeal to the Secretary of State
in accordance with Sections 36 and 37 of the Town and Country Planning Act, 1971, by notice served within six months
from that date. Appeals must be made on a form which is obtainable from the Department of the Environment,
Caxton House, Tothill Street, London, SW1H 9LZ.

You may, however, by agreement in writing with the local planning authority, made at any time before notice of appeal is given, extend the period within which the decision of the authority is to be given.

D.E. JONES.

~~1973~~ /Surveyor of the Council

H.C.C. Code No.	W/4336/73
L.A. Ref. No.	223/73 113/69

ADMINISTRATIVE COUNTY OF HERTFORD

The Council of the Borough of

Urban District of BERKHAMSTED.

Rural District of

TOWN & COUNTRY PLANNING ACT, 1971

To Messrs.Allen and Couser Motors Ltd.,
per P.J.Fontaine Esq.,
27 Castle Street,
BERKHAMSTED. Herts.

Workshop and store, at ... 3 Chapel Street, Berkhamsted.

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 3.10.73.
and received with sufficient particulars on 8.10.73.
and shewn on the plan(s) accompanying such application, subject to the following conditions:-

~~(1) The development to which this permission relates shall be begun within a period of years commencing on the date of this notice.~~


1. This permission shall be for a limited period expiring 31st December, 1977, on or before the expiration of which period the use shall be discontinued unless the Local Planning Authority shall have previously approved continuance of the use for a further period.
2. For a period of five years from the completion of the development hereby permitted, the land and the premises erected on the land shall be used only by a person or company occupying at the date of this permission a light industrial or general industrial building as defined in the Town and Country Planning (Use Classes) Order 1963 in Hertfordshire.
3. The premises shall be used for the repair, storage and garaging of motor vehicles and for no other purpose (including any other purpose in Class IV of the Schedule to the Town and Country Planning (Use Classes) Order 1963.

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

~~(1) To comply with the requirements of Section 41 of the Town & Country Planning Act 1971.~~

1. The site falls in a primarily residential area within the Central Area of Berkhamsted wherein the Local Planning Authority considers that the development proposed is unsuitable for permanent retention.
2. To ensure the use of the land and buildings conforms with the Local Planning Authority's policy of restricting the introduction of new industry into Hertfordshire, in accordance with the County Development Plan policy of the restriction of the growth of industry and population within the County.
3. To ensure the building hereby permitted is not used for any industrial purpose which would adversely affect the amenities of the nearby properties to a greater degree than the present use.

Dated.....20th.....day of.....November.....19..73


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 refuse permission or approval for the proposed development, or to grant permission or approval subject to conditions, he may appeal to the Secretary of State for the Environment, in accordance with section 36 of the Town and Country Planning Act 1971, within six months of receipt of this notice. Appeals must be made on a form which is obtainable from the Secretary of State for the Environment, Whitehall, London, S.W.1.) The Secretary of State has power to allow a longer period for the giving of a notice of appeal but he will not normally be prepared to exercise this power unless there are special circumstances which excuse the delay in giving notice of appeal. The Secretary of State is not required to entertain 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 statutory requirements, to the provisions 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 Secretary of State 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 Common Council, or on the Council of the county borough, London borough or county district in which the land is situated, as the case may be, a purchase notice requiring that council to purchase his interest in the land in accordance with the provisions of Part IX of the Town and Country Planning Act 1971.

(4) 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 Secretary of State on appeal or on a reference of the application to him. The circumstances in which such compensation is payable are set out in section 169 of the Town and Country Planning Act 1971.

HERTFORDSHIRE COUNTY COUNCIL

To the Surveyor of the

Berkhamsted U.D.C.

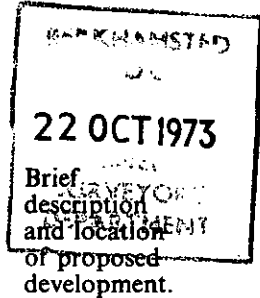
H.C.C. Code No. W/4336/73

L.A. Ref. No. 113/69

Date 19th October, 1973

TOWN & COUNTRY PLANNING ACT, 1971

Permanent retention of planning consent for development.....
Workshop & Store.....
at 3 Chapel Street,.....
Berkhamsted.....



- a) The above application dated 3rd October, 1973 is deemed as received with sufficient particulars on the 8th October, 1973 (date) and the Statutory Period will expire on the 7th December, 1973 (date). The official notice form I.W.F.3 may now be sent to the Applicant.
- (b) The above application dated does not contain sufficient particulars. Will you please obtain the following further information:—

(c) I consider that this application or proposal falls within the terms of the Appendix to the Schedule of the Delegation Agreement Article 2C, 2Hd; I shall make a recommendation in due course.

(d) I consider the application or proposal falls to be dealt with by your Council under the Delegation Agreement.

As requested, I will make a recommendation in due course.*

[Handwritten Signature]

 Divisional Planning Officer,
 West Division.

* Delete as necessary