

ADMINISTRATIVE COUNTY OF HERTFORD

The Council of the BOROUGH OF HEMEL HEMPSTEAD
Urban District of
Rural District of

TOWN & COUNTRY PLANNING ACT, 1962

To
Mr. T.J.D. McCarthy,
24 Langley Avenue,
Hemel Hempstead

Use of existing building as builder's yard and workshop
at rear of Cotterells Hill
HEMEL 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 permit the development proposed by you in your application dated for renewal

and received with sufficient particulars on 11th December 1969

and the accompanying plan(s) and accompanying such application, subject to the following conditions:-

- 1. This permission shall expire on the 31st December 1970.
2. No machinery shall be installed other than any equipment which falls within the definition of "light industrial building" given in Article 2 of the Town and Country Planning (Use Classes) Order 1963.

The permission referred to in this notice does not constitute a plan or a consent for the purposes of the Public Health Acts 1936 and 1937, the Building Regulations 1933, (ii) an approval under the Public Health (Drainage of Trade Premises) Act 1937, (iii) An approval under the Clean Air Acts 1956; and 1962; and the Thermal Insulation Act 1957, (iv) A consent under Section 75 of the Highways Act 1959.

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

1. The site and buildings are considered unsuitable for permanent retention for the proposed use having regard to their relationship to residential properties.
2. To safeguard the amenities of nearby residential properties and to ensure that no nuisance is caused by the property development.

Dated Third day of January 1970

Town 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 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 provisions 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 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.