

Reasons for the imposition of conditions:

1 DEC 1954

PERMISSION GRANTED ON AN OUTLINE APPLICATION

TOWN AND COUNTRY PLANNING ACT, 1947

The Council, in pursuance of its powers under the above mentioned Act and under Article 5 (2) of the Town and Country Planning General Development Order, 1950, hereby grants permission on an outline application for the development referred to in the undermentioned Schedule subject to the conditions set out therein.

In accordance with the provisions of Article 5 of the Order, your attention is drawn to the Statement of Applicant's Rights endorsed hereon.

The permission is given subject also to due compliance with any local Acts, regulations, building by-laws and general statutory provisions in force in the area and nothing herein shall be regarded as dispensing with such compliance or be deemed to be a consent by the Council thereunder.

Your particular attention is drawn to the provisions of the London Building Acts, 1930-39 and the by-laws in force thereunder which must be complied with to the satisfaction of the District Surveyor.

I would also remind you that the Council's permission does not modify or affect any personal or restrictive covenants applying to the land or the rights of any person entitled to the benefits thereof.

Date of application: - 25th August, 1954

Plans submitted No. - 10520

Development: - The establishment of a petrol-filling station and the erection of a new building in connection therewith to be used for repair workshop, dressing bay and office purposes on the site of the existing petrol filling station.

(2) If permission to develop land is refused or is subject to conditions, whether by the local authority or the Council, the applicant may appeal to the Minister of Housing and Local Government 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. **Conditions**

(3) The applicant to the Council or a lay-out plan shall submit satisfactory plans of entrance and egress, and detailed plans, sections and elevations of the proposed building, indicating the finishing materials to be used, and the Council's approval being obtained thereon, before any work is commenced and within three years of the date hereof.

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Reasons for the imposition of conditions:

(1) To enable the Council to study the proposal in detail within a reasonable period.

(2) To avoid congestion in Saffron Hill through normal through traffic being attracted to the garage from Clerkenwell Road.

I have to inform you that:-

(a) This permission is without prejudice to the Council's powers under the Petroleum (Regulations) Act, 1928 and 1931, and the Chief Officer of the Public Control Department should be consulted in this respect.

(b) You should consult Holborn Borough Council regarding the widening of Saffron Hill.

Yours faithfully,

(STD.) J. L. MARTIN
Architect to the Council

Statement of Applicant's rights arising from the refusal of planning permission or from the grant of permission subject to conditions

(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 London County Council or, in the case of land in the City of London, on the Common Council of that City 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.

(4) Any appeal should be made on the appropriate form which can be obtained from the Minister of Housing and Local Government, Whitehall, S.W.1.