Important - This Communication Affects Your Property
Town and Country Planning Act 1990
(as amended by the Planning and Compensation Act 1991)

Enforcement Notice: E/0007/43/15
Land at 57 North Street Wellington Somerset TA21 8LY
Issued By: Taunton Deane Borough Council ("the Council")

1. This Enforcement Notice is issued by the Council because it appears to them that there has been a breach of planning control, within paragraph (a) of section 171A(1) of the above Act, at the land described below. They consider that it is expedient to issue this Enforcement Notice, having regard to the provisions of the development plan and to other material planning considerations. The Annex at the end of the Enforcement Notice and the enclosures to which it refers contain important additional information.

2. The Land To Which The Enforcement Notice Relates
57 North Street Wellington Somerset TA21 8LY as shown edged red on the attached plan ("the Property").

3. The Matters Which Appear To Constitute The Breach Of Planning Control
Without planning permission, the erection of a car port at the front of the Property as shown on the 2 attached photographs.

4. Reasons For Issuing This Notice
It appears to the Council that the above breach of planning control has occurred within the last four years. The car port is sited at the front of the Property, between the dwelling house and the highway. The car port appears incongruent in this location and is a large and dominating structure. The car port causes harm to the visual amenity of the area. This is contrary to Policy DM1 of the Taunton Deane Core Strategy (General Requirements) and Paragraph 123 of the National Planning Policy Framework.

The Council do not consider that planning permission should be given, because planning conditions could not overcome these objections.

5. What You Are Required To Do
Remove the unauthorised car port from the Property

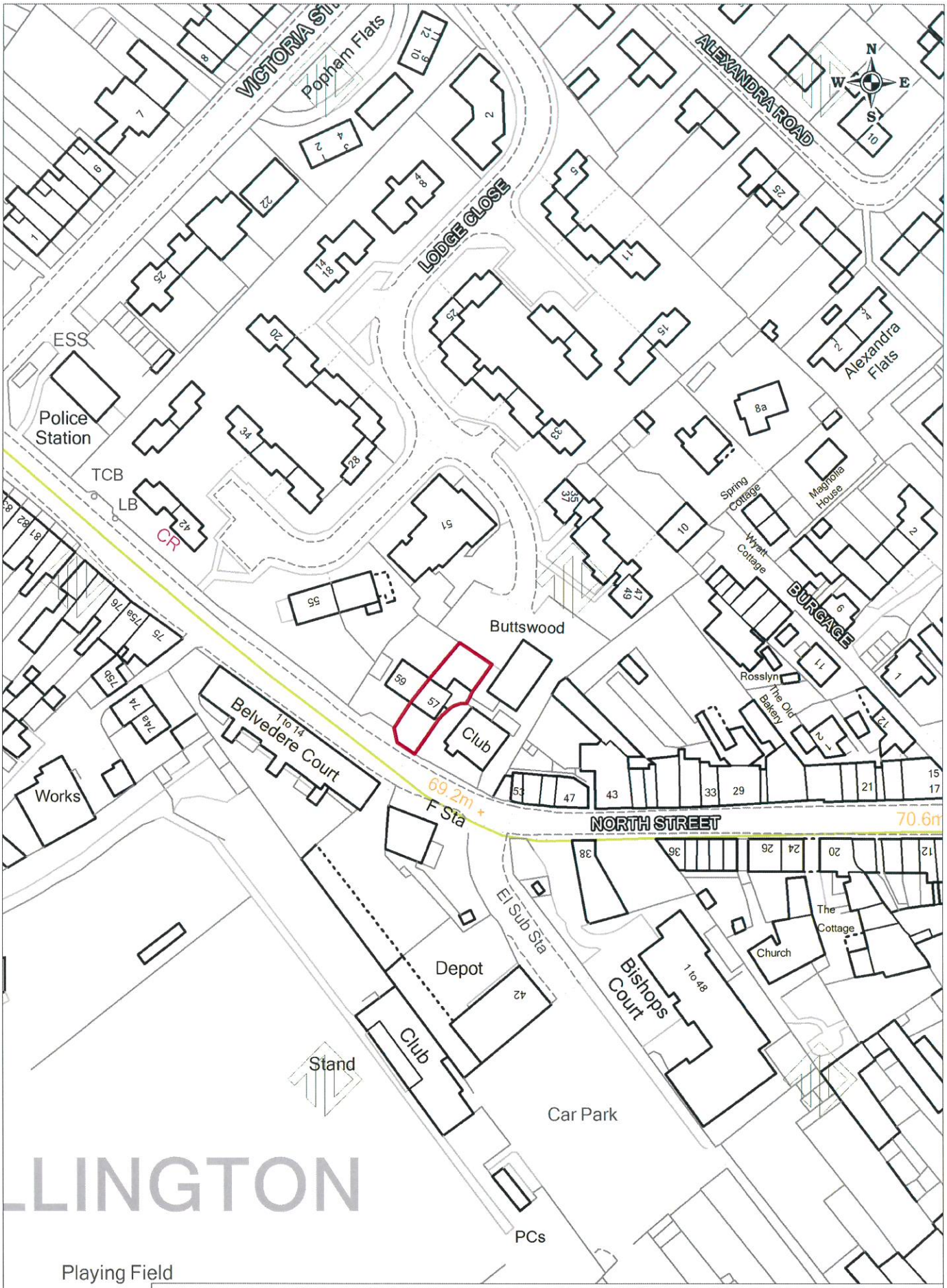
6. Time For Compliance
Three months from the date that this Enforcement Notice takes effect.

7. When This Notice Takes Effect
This Enforcement Notice takes effect on 24 April 2017 unless an appeal is made against it beforehand.

Dated: 17/03/17 **Signed:** A Woman (Authorised Officer)

On behalf of: Taunton Deane Borough Council The Deane House Belvedere Road Taunton Somerset TA1 1HE

Nominated Officer: Mrs Ann Dunford **Telephone Number:** 01823 356479



57 North Street, Wellington

Date: 16/03/2017 Scale 1: 1250 (A4)

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SHAUN RICHARDS
Domestic Appliances
Sales Service & Repairs
WJ63 DKN
08.07.2015 14:04

Annex

Important - This Communication Affects Your Property
Town and Country Planning Act 1990
(as amended by the Planning and Compensation Act 1991)

Enforcement Notice relating to land at 57 North Street Wellington Somerset TA21 8LY

This local planning authority, Taunton Deane Borough Council, has issued an Enforcement Notice relating to the above land and I now serve on you a copy of that notice as you have an interest in the land. Copies of the notice are also being served on the parties listed at the end of this letter who, it is understood, also have an interest in the Land.

Your Right of Appeal
There is a right of appeal to the Secretary of State (at The Planning Inspectorate) against the Enforcement Notice. Unless an appeal is made, as described below, the Enforcement Notice will take effect on 24 April 2017 and you must then ensure that the required steps, for which you may be held responsible, are taken within the period(s) specified in the Enforcement Notice.

Please see the enclosed information sheet from The Planning Inspectorate which tells you how to make an appeal.

If you decide that you want to appeal against the Enforcement Notice you must ensure that you send your appeal soon enough so that normally it will be delivered by post/electronic transmission to the Secretary of State (at The Planning Inspectorate) before 24 April 2017.

Under section 174 of the Town and Country Planning Act 1990 (as amended) you may appeal on one or more of the following grounds:-

(a) that, in respect of any breach of planning control which may be constituted by the matters stated in the notice, planning permission ought to be granted or, as the case may be, the condition or limitation concerned ought to be discharged;

(b) that those matters have not occurred;

(c) that those matters (if they occurred) do not constitute a breach of planning control;

(d) that, at the date when the notice was issued, no enforcement action could be taken in respect of any breach of planning control which may be constituted by those matters;

(e) that copies of the enforcement notice were not served as required by section 172;

(f) that the steps required by the notice to be taken, or the activities required by the notice to cease, exceed what is necessary to remedy any breach of planning control which may be constituted by those matters or, as the case may be, to remedy any injury to amenity which has been caused by any such breach;

(g) that any period specified in the notice in accordance with section 173(9) falls short of what should reasonably be allowed.

Not all of these grounds may be relevant to you.

If you appeal under Ground (a) of Section 174(2) of the Town and Country Planning Act 1990 the amount of the fee is calculated on the basis that an application is being made for planning permission for the development to which the enforcement notice relates and is then doubled. The doubled fee is £344.00.

If you decide to appeal, when you submit it, you should state in writing the ground(s) on which you are appealing against the enforcement notice and you should state briefly the facts on which you intend to rely in support of each of those grounds. If you do not do this when you make your appeal the Secretary of State will send you a notice requiring you to do so within 14 days.

Parties on whom the Enforcement Notice has been served:-

[redacted]