TAUNTON DEANE BOROUGH COUNCIL

PLANNING (LISTED BUILDINGS AND CONSERVATION AREAS) ACT 1990

LISTED BUILDING ENFORCEMENT NOTICE

WHEREAS:

1. It appears to the Taunton Deane Borough Council ("the Council") being the Local Planning Authority for the purposes of Section 38 of the Planning (Listed Buildings and Conservation Areas) Act 1990 ("the Act") in this matter, that there has been a contravention of Section 7 of the Act, in respect of the building ("the building") described in Schedule 1 below. The building is a listed building as defined in Section 1 of the Act.

2. The contravention of Section 7 of the Act which appears to have taken place consists of the alteration or extension of the building in a manner which affects its character as a building of special architectural or historic interest described in Schedule 2 below without the grant of listed building consent required for these works.

3. The Council consider it expedient, having regard to the effect of the works on the character of the building as one of special architectural or historic interest, to issue this Listed Building Enforcement Notice, in exercise of their powers in the said Section 38, for the reasons given in the annex to this Notice.

NOTICE IS HEREBY GIVEN that the Council require that the steps specified in Schedule 3 below be taken in order to restore the building to its former state within a period of 3 months from the date on which this notice takes effect.

THIS NOTICE SHALL TAKE EFFECT, subject to the provisions of Section 39 of the Act, on 30th October, 1992.

Issued 24th September, 1992

Sig[redacted]

The[redacted]
Belvedere Road,
TAUNTON.

RB/PD.11/A/346

Schedule 1

(Building to which this notice relates)

Priory Barn, The Priory, Ash Priors

Schedule 2

(Alleged breach of planning control)

(description of operations carried out on the land)

1. The erection of additional walling and the construction of a roof higher than that permitted on the lean-to to the rear of the building.

2. The construction of a bow window and large eaves overhang to the rear of the building.

3. The insertion of a large window on the south-east elevation of the rear lean-to.

4. The alteration of roof pitches on the lower two-storey sections on either side of the main barn.

5. The erection of two metal flues on the ridge and new lean-to.

6. The construction of an extension on the north side of the lean-to to the rear of the building.

Schedule 3

(Steps required to be taken)

1. Remove all additional walling and reconstruct the roof on the lean-to, in its original position.

2. Remove the bow window and existing large eaves overhang to the rear of the building and reconstruct the wall either in its original form and position or in accordance with existing planning permission.

3. Remove the large window on the south-east elevation of the rear lean-to and reinstate the masonry in its original form.

4. Alter the roof pitches on the lower two-storey sections on either side of the main barn to the original pitch or in accordance with existing planning permission.

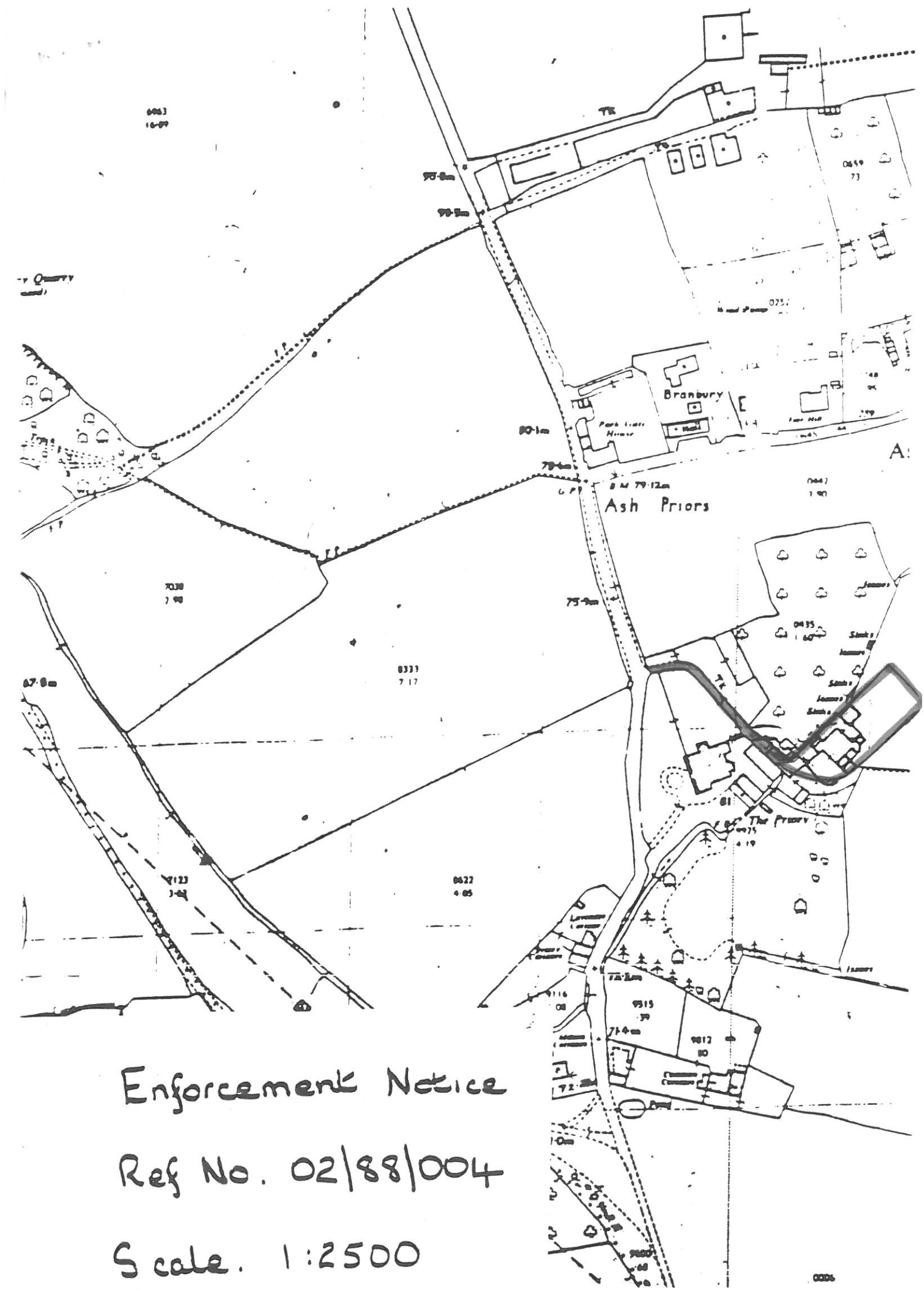
5. Remove the two metal flues on the ridge and new lean-to and reinstate roof in its original form or in accordance with existing planning permission.

6. Remove the extension on the north side of the lean-to and reconstruct wall in its original position or in accordance with existing planning permission.

Annex

Statement of reasons why the Council consider it expedient to issue the notice

The site lies within a countryside area where it is the policy of the Local Planning Authority only to allow the conversion of existing buildings to new uses where such buildings are of a suitable size and traditional character and are structurally sound and the conversion works will lead to their maintenance and retention as part of the local scene and that the appearance, structure and surroundings of the building will be materially unaltered. In the opinion of the Local Planning Authority the former building has by reason of the alterations carried out relinquished its former traditional character. The retention of these works would therefore result in material alterations to the appearance and structure of the original building contrary to this policy.



Enforcement Notice

Ref No. 02/88/004

Scale. 1:2500