ENFORCEMENT NOTICE
OPERATIONAL DEVELOPMENT

IMPORTANT - THIS COMMUNICATION AFFECTS YOUR PROPERTY

TOWN AND COUNTRY PLANNING ACT 1990 (as amended by the Planning and Compensation Act 1991)

ENFORCEMENT NOTICE

ISSUED BY: TAUNTON DEANE BOROUGH COUNCIL

1. THIS IS A FORMAL NOTICE which is issued by the Council because it appears to them that there has been a breach of planning control, under section 171A(1)(a) of the above Act, at the land described below. They consider that it is expedient to issue this notice, having regard to the provisions of the development plan and to other material planning considerations.

2. THE LAND AFFECTED

Land at Priory Barn, The Priory, Ash Priors shown edged red on the attached plan.

3. THE BREACH OF PLANNING CONTROL ALLEGED

Without planning permission:-

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.

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 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.

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

5. WHAT YOU ARE REQUIRED TO DO

(i) 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 pitch 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.

Time for compliance: 3 months after this notice takes effect.

6. WHEN THIS NOTICE TAKES EFFECT

This notice takes effect on 30th October, 1992 unless an appeal is made against it beforehand.

Dated: 24th September, 1992

Signe[redacted]

on behalf of: TAUNTON DEANE BOROUGH COUNCIL

The Deane House,
Belvedere Road,
TAUNTON.

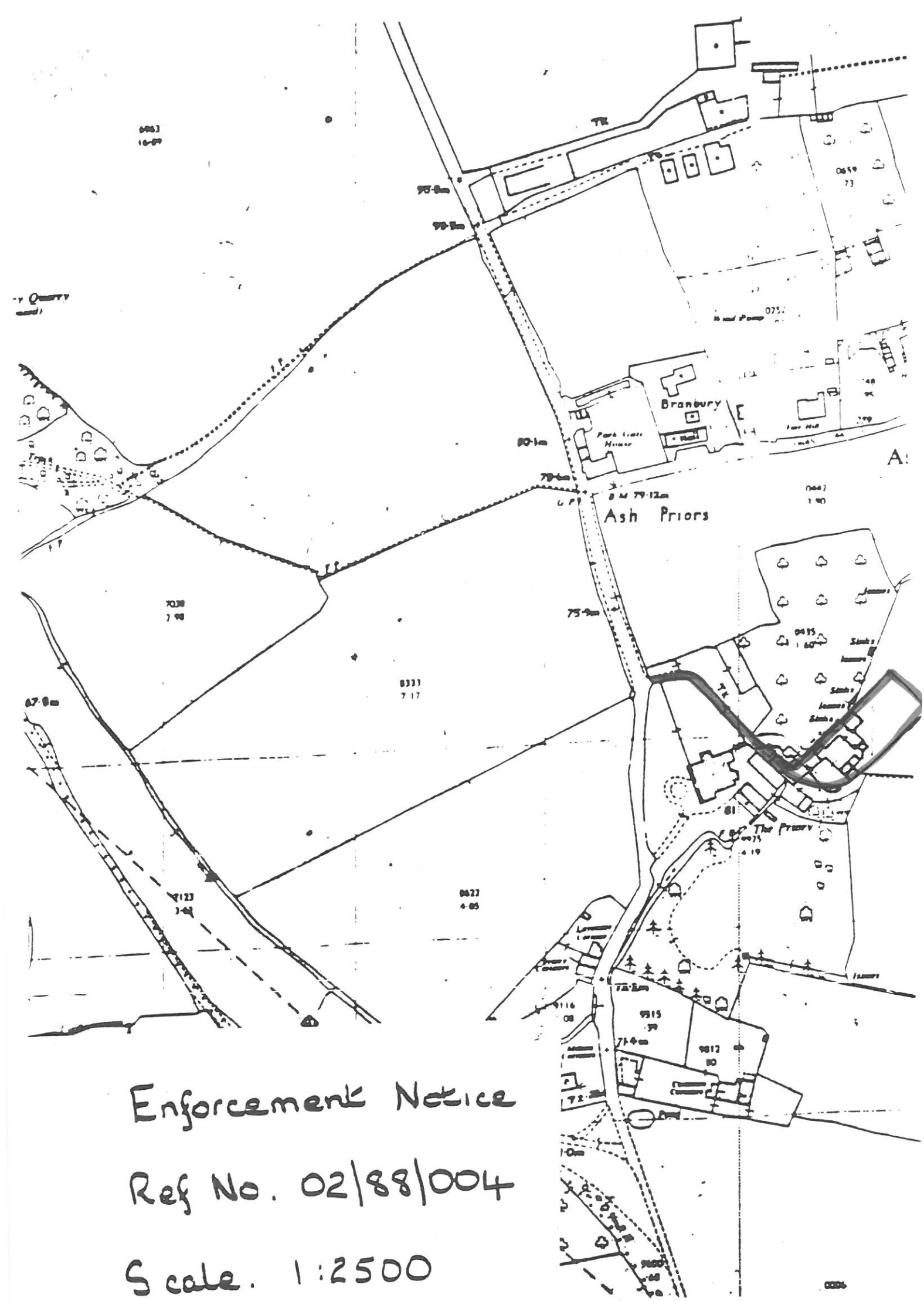
YOUR RIGHT OF APPEAL

You can appeal against this notice but any appeal must be received, or posted in time to be received, by the Secretary of State before 30th October, 1992. The enclosed booklet "Enforcement Appeals - A Guide to Procedure" sets out your rights. Read it carefully. You may use the enclosed appeal forms. One is for you to send to the Secretary of State if

you decide to appeal. The other is for you to keep as a duplicate of your own records. You should also send the Secretary of State the spare copy of this enforcement notice which is enclosed.

WHAT HAPPENS IF YOU DO NOT APPEAL

If you do not appeal against this enforcement notice, it will take effect on 30th October, 1992 and you must then ensure that the required steps for complying with it, for which you may be held responsible, are taken within the period[s] specified in the notice. Failure to comply with an enforcement notice which has taken effect can result in prosecution and/or remedial action by the Council.



Enforcement Notice

Ref No. 02/88/004

Scale. 1:2500