

IMPORTANT - THIS COMMUNICATION AFFECTS YOUR PROPERTY

TOWN AND COUNTRY PLANNING ACT 1990
(AS AMENDED BY THE PLANNING AND
COMPENSATION ACT 1991)

ENFORCEMENT NOTICE - OPERATIONAL DEVELOPMENT

ISSUED BY: North East Lincolnshire Borough Council

1. THIS IS A FORMAL NOTICE which is issued by the Council because it appears to it 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. The annex at the end of the notice and the enclosures to which it refers contain important additional information.
2. THE LAND AFFECTED
The land at 40, Tonbridge Walk, Grimsby, shown edged red on the attached plan ("the land"). The unauthorised annex and the unauthorised conservatory are in the approximate position marked X1 and X2 respectively on the attached plan.
3. THE MATTERS WHICH APPEAR TO CONSTITUTE THE BREACH OF PLANNING CONTROL
Without planning permission the erection of an annex to the front of the main building ("the Annex") on the land and the erection of what appears to be an unfinished conservatory on the land ("the Conservatory")
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 erection of the Annex and Conservatory is contrary to policies Env. 19, Env. 20 and Env. 24 of the adopted Great Grimsby Local Plan 2000. It is also contrary to policies GEN 1 and H10 of the North East Lincolnshire Local Plan (deposit draft) revised March 2001. The buildings by reason of their size, scale and disposition on the land are considered to have a detrimental effect on such residential and visual amenities which the occupiers of the adjoining dwellings might reasonably be expected to enjoy.

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

5. WHAT YOU ARE REQUIRED TO DO

- (1) Remove the Annex and the Conservatory from the Land
- (2) Remove from the Land all building materials and rubble arising from compliance with requirement (1) above.

6. TIME FOR COMPLIANCE

28 days after this notice takes effect.

7. WHEN THIS NOTICE TAKES EFFECT

This Notice takes effect on 30 January 2003 unless an appeal is made against it beforehand.

Dated: 20 December 2002

Signed: M.J. Walters

M. J. Walters
Head of Legal Services
North East Lincolnshire Borough Council
Municipal Offices
Town Hall Square
Grimsby
DN31 1HU

ANNEX

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 the date specified in paragraph 7 of this notice. The enclosed booklet "Enforcement Appeals - A Guide to Procedure" sets out your rights. Read it carefully. You may use the enclosed appeal forms.

(a) One is for you to send to the Secretary of State if you decide to appeal, together with a copy of the enforcement notice.

(b) The second copy of the appeal form and the notice should be sent to the Council

(c) The third copy is for your own records.

WHAT HAPPENS IF YOU DO NOT APPEAL

If you do not appeal against this enforcement notice, it will take effect on the date specified in paragraph 7 of this notice 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 paragraph 6 of the notice. Failure to comply with an enforcement notice which has taken effect can result in prosecution and/or remedial action by the Council.

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