



## **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:** Rother District Council

1. THIS 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 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 TO WHICH THE NOTICE RELATES**

Land at Old Coghurst Barn, Rock Lane, Guestling, East Sussex shown edged red on the attached plan.

#### **3. THE MATTERS WHICH APPEAR TO CONSTITUTE THE BREACH OF PLANNING CONTROL – OPERATIONAL DEVELOPMENT**

Without planning permission the erection of trellis fencing to the south side of the property adjacent to the boundary with 'Barn Farm'. The approximate location of the trellis fencing is shown by a blue line on the plan attached.

#### **5. REASONS FOR ISSUING THIS NOTICE**

It appears to the Council that the above breach of planning control has occurred within the last four years.

By virtue of its height and orientation with 'Barn Farm' the trellis panels to the south side of Old Coghurst Barn have a detrimental impact upon the residential amenities of this neighbouring property. The development is therefore contrary to Policy GD1 (ii) of the Rother District Local Plan (2006) and Policies OSS5 (ii) of the Rother District Local Plan – Core Strategy.

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

## 6. WHAT YOU ARE REQUIRED TO DO

- (i) Remove the trellis fencing to the south side of the property.
- (ii) Restore the land to its condition prior to when the breach of planning control took place.

## 7. TIME FOR COMPLIANCE

Three months after this notice takes effect.

## 8. WHEN THIS NOTICE TAKES EFFECT

This notice takes effect on 4<sup>th</sup> November 2014 unless an appeal is made against it beforehand.

Dated: 24th September 2014

Signed: .....

Solicitor to the Council  
on behalf of Rother District Council,  
Town Hall,  
Bexhill-on-Sea,  
East Sussex TN39 3JX

Ref: MKN072

## ANNEX

### YOUR RIGHT OF APPEAL

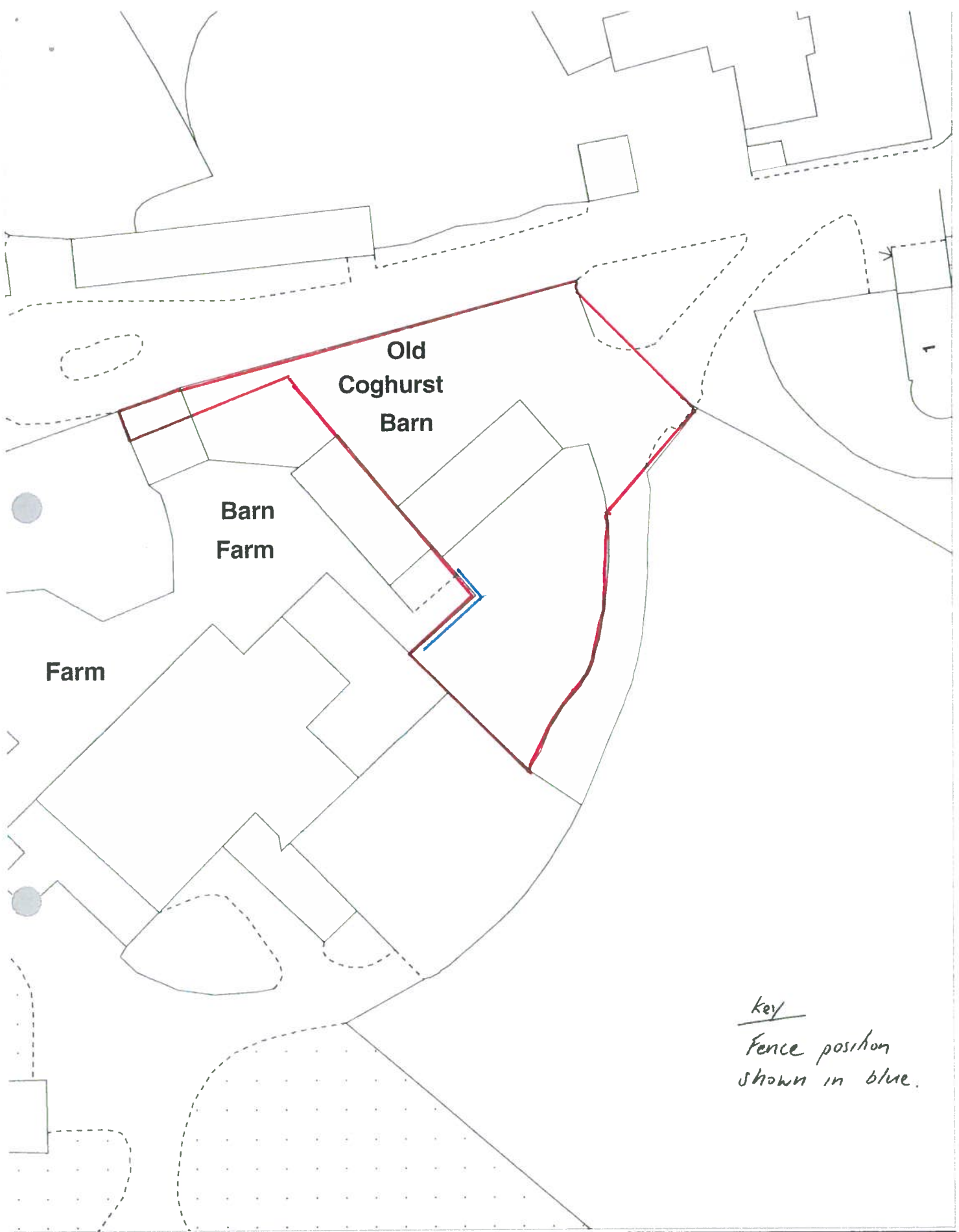
You can appeal against this notice, but any appeal must be received, or posted in time to be received, by the Planning Inspectorate before the date specified in paragraph 7 of the notice. The attached leaflet details how an appeal can be made.

If you want to appeal you can do it:

- online at the Planning Casework Service area of the Planning Portal [www.planningportal.gov.uk/pcs](http://www.planningportal.gov.uk/pcs)), or
- by getting enforcement appeal forms by phoning on 0303 444 5000 or by emailing [enquiries@pins.qsi.gov.uk](mailto:enquiries@pins.qsi.gov.uk)

### 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 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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