

IMPORTANT: THIS COMMUNICATION AFFECTS YOUR PROPERTY

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

ENFORCEMENT NOTICE – CHANGE OF USE

To:

Issued by: East Staffordshire Borough Council, The Maltsters, Wetmore Road, Burton upon Trent, Staffordshire DE14 1LS

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, within paragraph (a) of section 171A(1) of the above Act, at the land described below. It considers 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 this notice contains important additional information.

2. THE LAND TO WHICH THIS NOTICE RELATES:

The land at Yoxall Village Garage, Woodlane Hall Farm, Wood Lane, Yoxall, Burton upon Trent, Staffordshire, DE13 8PH shown edged in red on the attached plan ("the Land").

3. THE MATTERS WHICH APPEAR TO CONSTITUTE THE BREACH OF PLANNING CONTROL

Change of use of the Land from use for agriculture, to use for a garage for motor vehicle repairs and tyre sales without planning permission.

4. REASONS FOR ISSUING THIS NOTICE

The Council considers it expedient to issue this notice for the following reasons:

- (1) It appears to the Council that the above breach of planning control has occurred within the last ten years.
- (2) The Council does not consider that unconditional planning permission for the use should be given due to the adverse affect the operations may have on the amenity of the neighbours.

5. WHAT YOU ARE REQUIRED TO DO

- a) Restrict the hours of operation of the use described in paragraph 3 above to 08:00 and 18:00 Monday-Friday, 09:00-16:00 Saturday; 10:00-14:00 Sunday and Bank Holidays
- b) No outside working in connection with the use described in paragraph 3 above to be undertaken at any time

6. TIME FOR COMPLIANCE

28 days beginning with the day on which this notice takes effect.

7. WHEN THIS NOTICE TAKES EFFECT

This notice takes effect on 13th March, 2015 unless an appeal is made against it beforehand.

Dated: 9/2/15.....

Signed: 

Legal Services Manager
(the Council's authorised officer)

on behalf of: East Staffordshire Borough Council, The Maltsters, Wetmore Road, Burton upon Trent, Staffordshire DE14 1LS



The Planning Inspectorate

CST Room 3/13
Temple Quay House
2 The Square
Temple Quay
Bristol
BS1 6PN

Direct Line 0303-444-5000

Fax No 0117-372-8782

THIS IS IMPORTANT

If you want to appeal against this enforcement notice you can do it:-

- On-line at the Planning Casework Service area of the Planning Portal (www.planningportal.gov.uk/pcs); or
- By getting enforcement appeal forms by phoning us on 0303 444 5000 or by emailing us at enquiries@pins.gsi.gov.uk

You MUST make sure that we receive your appeal before the effective date on the enforcement notice.

In exceptional circumstances you may give notice of appeal by fax or letter. You should include:-

- The name of the local planning authority;
- The site address;
- Your address; and
- The effective date of the enforcement notice.

We MUST receive this before the effective date on the enforcement notice. This should **immediately** be followed by your completed appeal forms.

