

**IMPORTANT: THIS COMMUNICATION AFFECTS YOUR PROPERTY**

**TOWN AND COUNTRY PLANNING ACT 1990 (TCPA 1990)**

**ENFORCEMENT NOTICE**

**Issued by:** Lewes District Council (the Council)

**1. ENFORCEMENT NOTICE**

**This is a formal notice** issued by the Council because it appears there has been a breach of planning control, within paragraph (a) of section 171A(1) of the TCPA 1990, at the Land. It is considered expedient to issue this notice, having regard to the provisions of the development plan and to all 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 47 Flint Way, Peacehaven, BN10 8GN and shown edged red on the attached plan. (the Land).

**3. THE ALLEGED BREACH OF PLANNING CONTROL**

Without planning permission, the erection of decking at the rear of the dwelling on the Land in the approximate position shown hatched blue on the attached plan.

**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 height of the decking would result in a loss of privacy and overlooking having a detrimental impact on the adjoining property, No. 51 Flint Way, Peacehaven, contrary to policy ST3 of the Lewes District Local Plan and the National Planning Policy Framework 2012.

**5. WHAT YOU ARE REQUIRED TO DO**

You must,

(i) Remove the decking

(ii) Remove from the land all building materials and rubble arising from compliance with requirement (i) above, and restore the land to its condition before the breach took place.

**6. TIME FOR COMPLIANCE**

The period for compliance with the steps set out in paragraph 5 is one month from the date this notice takes effect.

**7. WHEN THIS NOTICE TAKES EFFECT**

This notice takes effect on 7 June 2013 unless an appeal is made against it beforehand.

Dated: 2 May 2014 (Date of issue)

Signed:



On 2 May 2014 behalf of  
Lewes District Council of Southover House, Southover Street, Lewes, East Sussex,  
BN7 1AB



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