

IMPORTANT: THIS COMMUNICATION AFFECTS YOUR PROPERTY

TOWN AND COUNTRY PLANNING ACT 1990 (TCPA 1990)

ENFORCEMENT NOTICE

Issued by: Lewes District Council, Lewes House, 32 High Street, Lewes, East Sussex BN7 2LX (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 128 A Cavell Avenue North, Peacehaven, East Sussex, BN10 7QQ, shown edged red on the attached plan (the Land).

3. THE ALLEGED BREACH OF PLANNING CONTROL

Without planning permission, the erection of a trellis, in the approximate position shown marked with a X 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 trellis is excessive in height and is an incongruous feature that has an adverse impact on the visual amenities of neighbourhood.
- The trellis is contrary to development plan policies ST3 of the Lewes District Local Plan and policies in the National Planning Policy Framework relating to quality of design and impact on local neighbourhoods.

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

5. WHAT YOU ARE REQUIRED TO DO

You must:

(i) Remove the trellis where it exceeds two meters in height above ground level.

(ii) Remove from the land all building materials and rubble arising from compliance with requirement (i).

6. TIME FOR COMPLIANCE

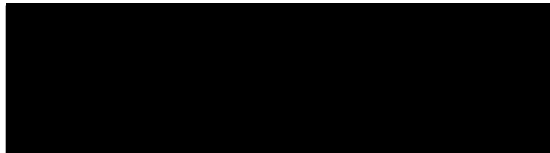
The period for compliance with the steps set out in paragraph 5 is one month from the date this notice takes effect.

7. WHEN THIS NOTICE TAKES EFFECT

This notice takes effect on 21 August 2013, unless an appeal is made against it beforehand.

Dated: 22 July 2013 (Date of Issue)

Signed:



On 22 July 2013 behalf of
Lewes District Council, Lewes House, 32 High Street, Lewes, East Sussex,
BN7 2LX

ANNEX

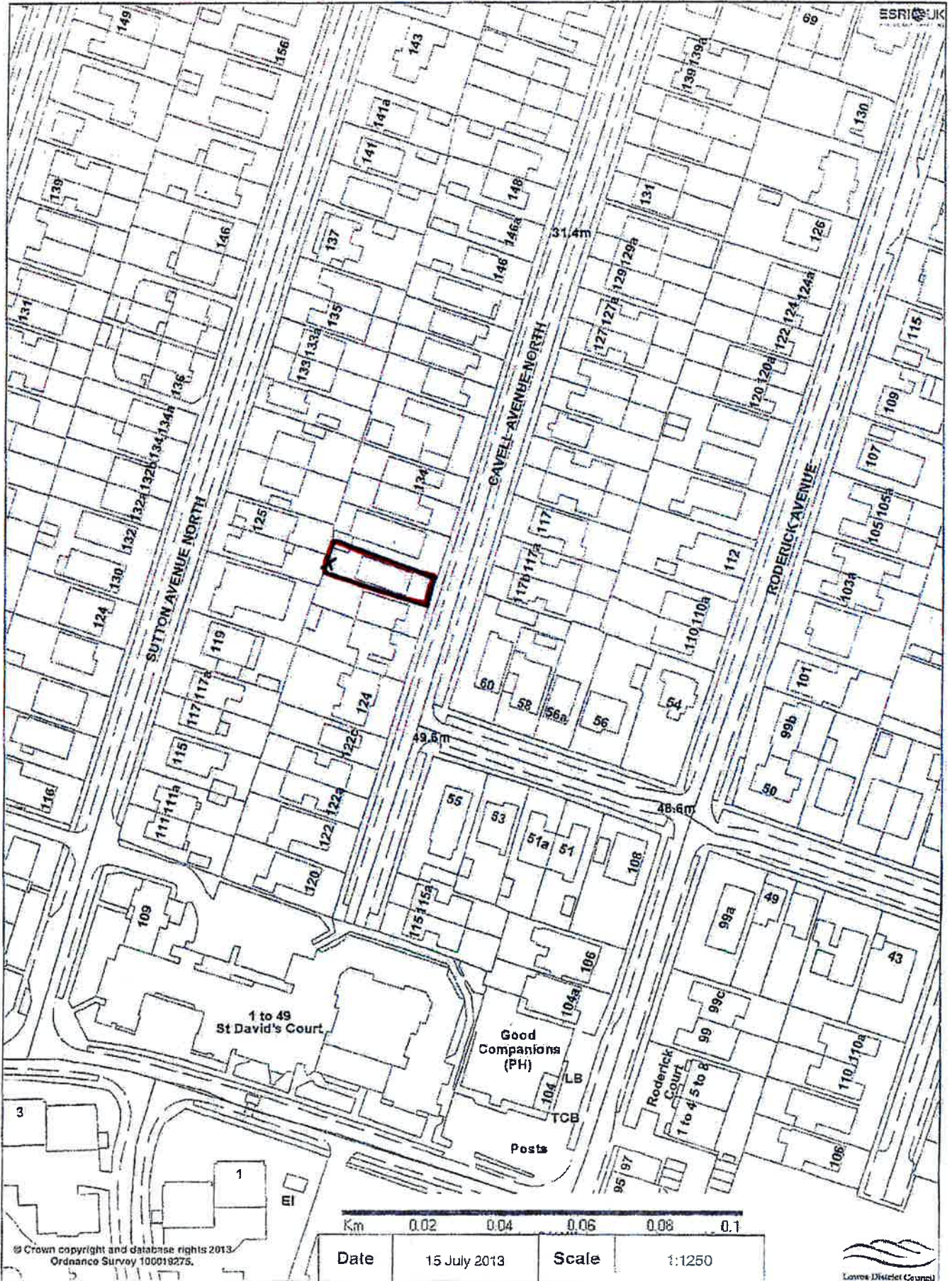
YOUR RIGHT OF APPEAL

You can appeal against this enforcement notice, but any appeal must be **received** by the Planning Inspectorate (or be posted or electronically communicated at such time that, in the ordinary course of post or transmission, it would be delivered to the Planning Inspectorate) **before** the date specified in paragraph 7 of the notice.

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).

128A Cavell Avenue North Peacehaven



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Date	15 July 2013	Scale	1:1250



