

**IMPORTANT- THIS COMMUNICATION AFFECTS YOUR PROPERTY**

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

**ENFORCEMENT NOTICE**

**Issued by:** Eastbourne Borough Council

**1. ENFORCEMENT NOTICE**

**This is a formal notice** 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 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 26 Mountbatten Drive shown edged red on the attached plan (the Land).

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

Without planning permission, the erection of a fence adjacent to the highway which is more than one metre in height, in the approximate position marked in green on Appendix A.

**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 fence in question was substantially completed less than four years ago.
- The works do not harmonise with the appearance and character of the local environment and do they not respect the local distinctiveness of the area.
- The additional screening does not enhance the surrounding area and has a detrimental impact on the amenity of the surrounding area.

- The fence appears as an intrusion in this otherwise mainly open plan street scene.
- The development is contrary to the Eastbourne Borough Plan Saved Policies UHT1 and UHT4 and the Core Strategy Plan 2013 D10a] and harmful to the visual amenities of the area.
- Appendix C shows the premises prior to the works having taken place and Appendix D shows the premises with the works in place.

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 fence erected adjacent to the highway
- (ii) Ensure all waste from the development is disposed of in the proper manner.

**6. TIME FOR COMPLIANCE**

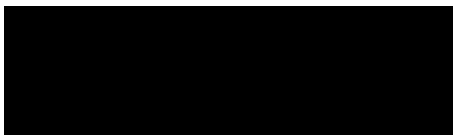
The periods for compliance with the steps set out in paragraph 5 are:

- (i) 12 weeks from the date this notice takes effect.

**7. WHEN THIS NOTICE TAKES EFFECT**

This notice takes effect on Monday 03 June 2019 unless an appeal is made against it beforehand.

Dated: 29 April 2019



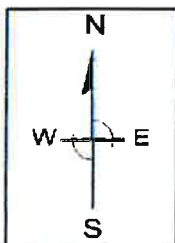
behalf of

Eastbourne Borough Council, 1 Grove Road, Eastbourne, East Sussex, BN21 4TW

Nominated officer: Chloe Timm  
Telephone number: 01323 415962

**Informative**

We would advise that you reinstate boundary treatment to the former boundary treatment footing to a maximum height of 1.8m as shown approximately in blue on appendix B.



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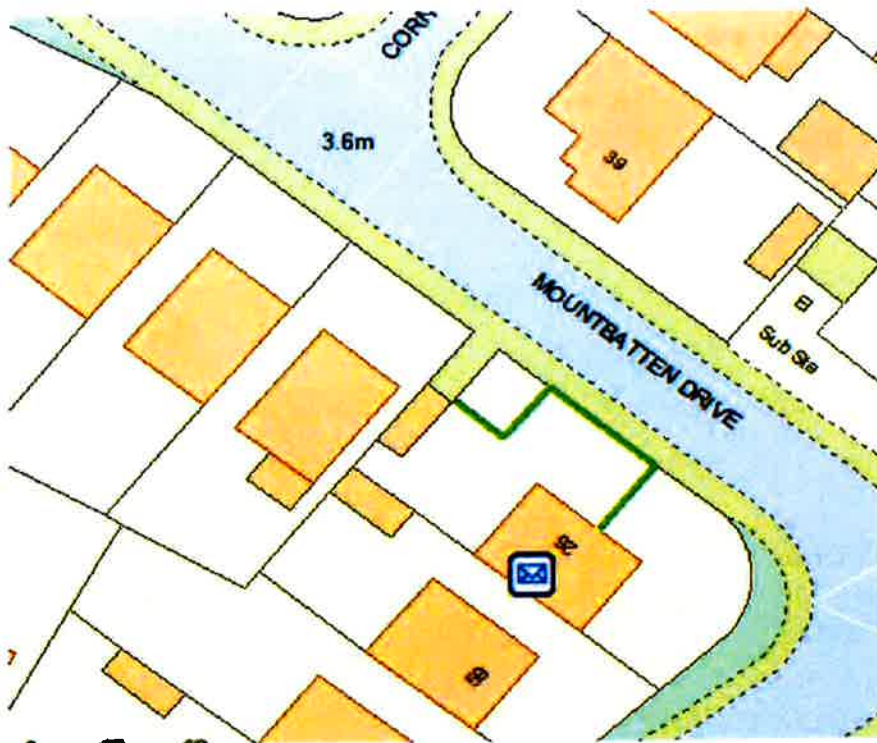
26 Mountbatten Drive  
[Redacted]

**EASTBOURNE**  
 Borough Council  
  
[www.eastbourne.gov.uk](http://www.eastbourne.gov.uk)



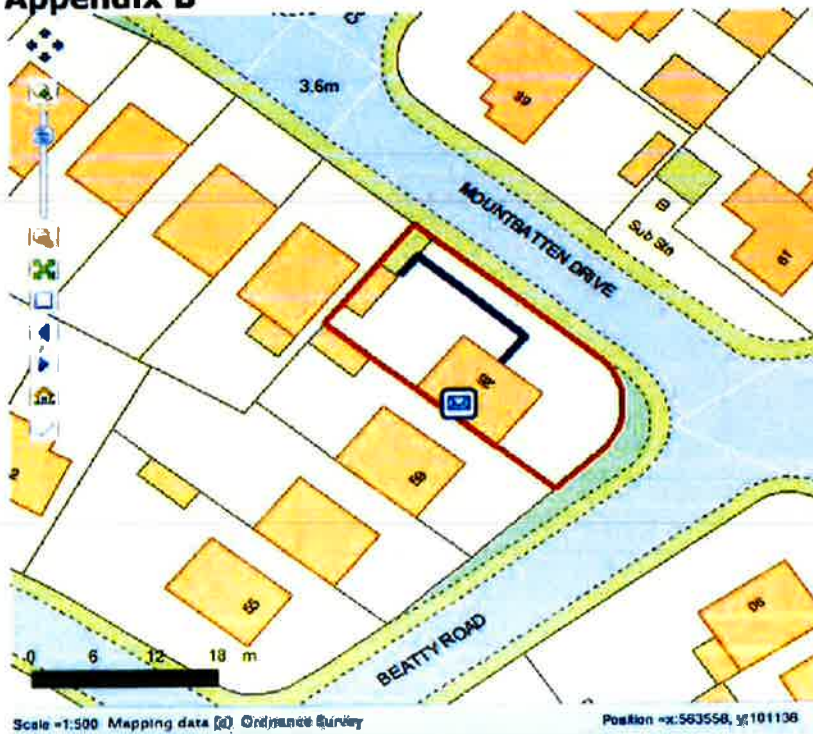
# APPENDIX

## Appendix A



Not to scale

## Appendix B



Not to Scale

## Appendix C





**Appendix D**



