



**IMPORTANT**

**THIS COMMUNICATION AFFECTS YOUR PROPERTY**

**ENFORCEMENT NOTICE**

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**OPERATIONAL DEVELOPMENT**

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

**ISSUED BY: North Devon District Council ("the Council")**

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, under Section 171A(1)(a) of the Act, at the land described below. The Council consider it expedient to issue this notice, having regard to the provisions of the development plan and to other material considerations.

2.     **THE LAND AFFECTED** (shown edged red on the plan attached)

25 Bicclescombe Park Road, Ilfracombe, Devon. EX34 8EU.

("the land")

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

Creation of an unauthorised access on to classified highway.

4.     **REASONS FOR ISSUING THIS NOTICE**

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

The unauthorised access will conflict with the function of the highway route. The effects of the access on the highway network in terms of traffic and road safety are unacceptable and contrary to Policy T19 of the Devon Structure Plan.

The proposed development may cause additional danger to all users of the class I County Road the A361 as the unauthorised access does not provide adequate visibility for and of vehicles emerging from the access.

The unauthorised access was formed within the past 4 years.

Use of conditions will not overcome these reasons.

**5. WHEN YOU ARE REQUIRED TO ACT**

The Council require that the steps specified in paragraph 6 be undertaken within the period of four weeks from the date when this notice takes effect.

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

To effectively and permanently close the access to both vehicles and pedestrians by reinstating an earth hedgebank along the frontage with the highway.

**7. WHEN THIS NOTICE TAKES EFFECT**

This Notice takes effect on 9<sup>th</sup> April 2004 ("the effective date")\* unless an appeal is made against it beforehand.

Dated : [date of issue] 4<sup>th</sup> March 2004.

Signed : .....

Solicitor, Legal Services Manager

on behalf of: North Devon District Council,  
Civic Centre,  
Barnstaple,  
North Devon.  
EX31 1EA.

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\* specific date, not less than 28 clear days after date of service



