



15.56.11.

IMPORTANT
THIS COMMUNICATION AFFECTS YOUR PROPERTY

ENFORCEMENT NOTICE

MATERIAL CHANGE OF USE

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")

I hereby certify that this is a true
copy of the original.

Signed

R. D. MORGAN
SOLICITOR

NORTH DEVON DISTRICT COUNCIL

DATED 29.6.93

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)(b) 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 planning considerations.

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

Land at Soley Park Farm, (OS 8526), Berrynarbor,
North Devon.

("the land")

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

A material change of use of the land to a mixed use of agricultural and the stationing of a mobile home for residential occupation ("the unauthorised development")

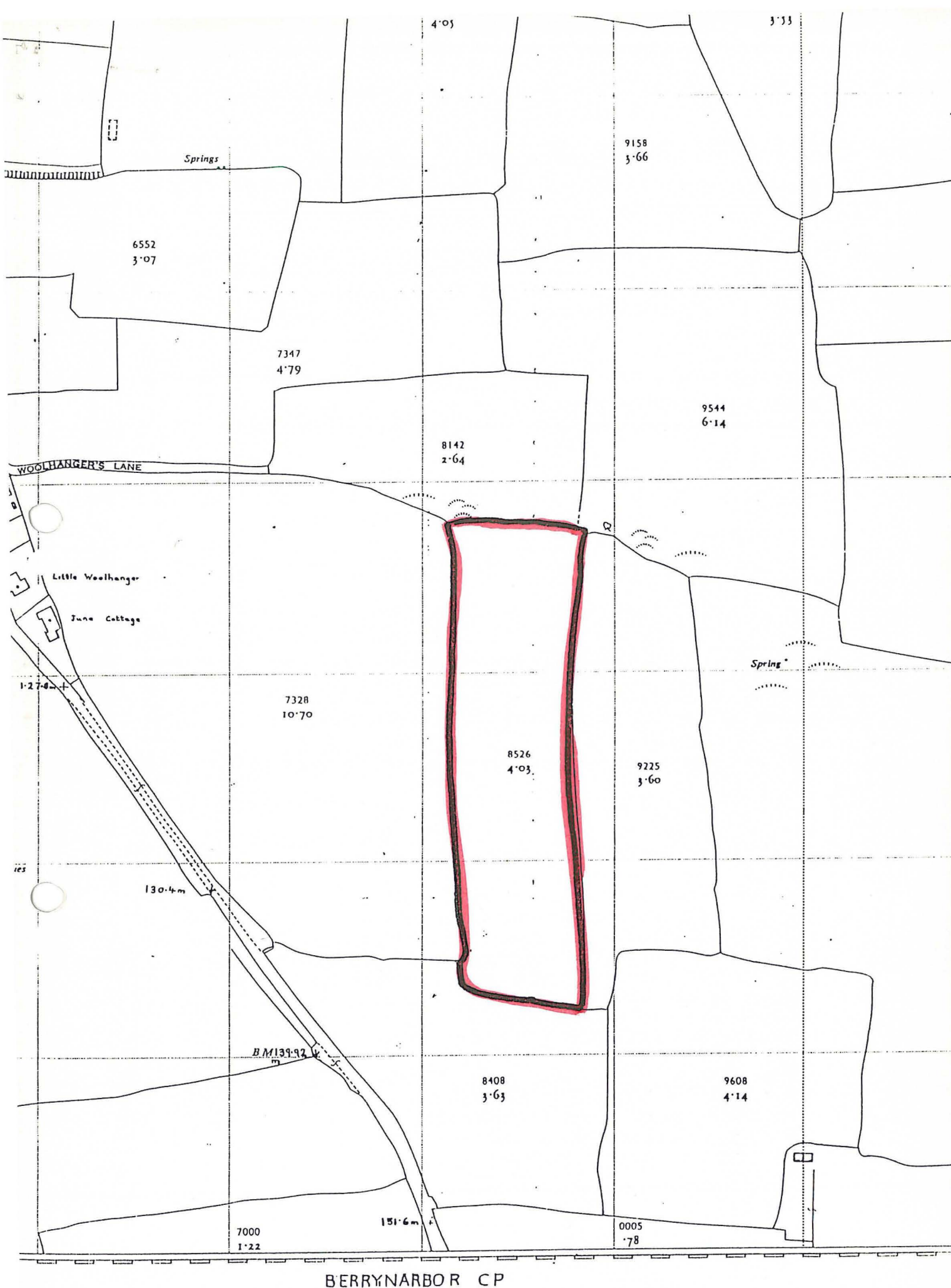
4. **REASONS FOR ISSUING THIS NOTICE**

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

It appears to the Council that the unauthorised development has occurred within the last ten years.

The land lies within an Area of Outstanding Natural Beauty and a Coastal Preservation Area. The Council considers that the unauthorised development is contrary to adopted guidelines for agricultural workers dwellings, constitutes isolated development in the countryside and in the absence of any established overriding need, is contrary to national and regional guidance and policies.

Additionally, the road and the access to the land are both of a generally inadequate standard and the increased use of traffic generated by the unauthorised development is likely to lead to conditions of danger to road users and interfere with the free flow of traffic.



BERRY NABOR CP

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fully checked.
to date.

5. WHEN YOU ARE REQUIRED TO ACT

The Council require that the steps specified in paragraph 6 be undertaken within [the period of **SIX (6)** ~~months~~/months from the date when this notice takes effect] ~~the period of~~

6. WHAT YOU ARE REQUIRED TO DO


- (i) Cease the use of the mobile home for residential occupation.
- (ii) Remove the mobile home from the land.
- (iii) Remove any rubbish or debris from the land resulting from the removal of the mobile home and the unauthorised use in general.

7. WHEN THIS NOTICE TAKES EFFECT

This Notice takes effect on **17TH MAY 1993** ("the effective date")* unless an appeal is made against it beforehand.

7TH APRIL 1993

Dated: [date of issue]

Signed: ... 

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

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

GUIDANCE NOTES FOR YOUR INFORMATION

YOUR RIGHT OF APPEAL

You can appeal against this notice, but any appeal must be received, or posted in time to be received, by the Secretary of State before the effective date. The enclosed booklet "Enforcement Appeals - A Guide to Procedure" sets out your rights. Read it carefully. You may use the enclosed appeal forms. One is for you to send to the Secretary of State if you decide to appeal. The other is for you to keep as a duplicate for your own records. You should also send the Secretary of State the spare copy of this Enforcement Notice which is enclosed.

WHAT HAPPENS IF YOU DO NOT APPEAL

If you do not appeal against this Enforcement Notice, it will take effect on the effective date and you must then ensure that the required steps for complying with it, for which you may be held responsible, are taken within the period[s] specified in the notice. Failure to comply with an Enforcement Notice which has taken effect can result in prosecution and/or remedial action by the Council.