

**TOWN AND COUNTRY PLANNING (GENERAL PERMITTED
DEVELOPMENT) ORDER 1995 (AS AMENDED)**

DIRECTION MADE UNDER ARTICLE 4 (1)

WHEREAS the Council of the District of North Devon being the appropriate local planning authority within the meaning of article 4(6) of the Town and Country Planning (General Permitted Development) Order 1995 (As Amended), are satisfied that it is expedient that development of the description set out in the Schedule below should not be carried out on the land known as Land to the East of Lower Yelland Farm, Yelland, Barnstaple, Devon and shown edged red on the attached Plan 1A, unless permission is granted on an application made under Part 111 of the Town and Country Planning Act 1990.

NOW THEREFORE the said Council in pursuance of the power conferred on them by article 4(1) of the Town and Country Planning (General Permitted Development) Order 1995 (As Amended) hereby direct that the permission granted by article 3 of the said order shall not apply to the development on the said land description set out in the Schedule below.

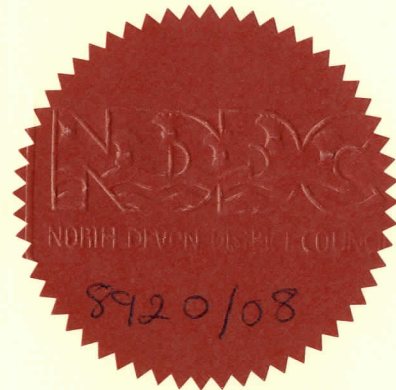
SCHEDULE

- I. The erection, construction, maintenance, improvement or alteration of a gate, fence or other means of enclosure being development comprised within Class A Part 2 of Schedule 2 to the said order and not being development comprised within any other class.
- II. The formation laying out and construction of a means of access to a highway which is not a trunk road or a classified road, where that access is required in connection with development permitted by any Class in the schedule (other than Class A of this part) being development comprised within Class B Part 2 of Schedule 2 to the said order and not being development comprised within any other class.
- III. The provision on the land of buildings, moveable structures, works, plant or machinery required temporarily in connection with and for the duration of operations being or to be carried out on, in, under or over the land or on land adjoining the land, being development comprised within Class A, Part 4 of Schedule 2 to the said order and not being development comprised within any other class.
- IV. The use of any land for any purpose for not more than 28 days in total in any calendar year, of which not more than 14 days in total may be for the purposes referred to in paragraph B.2, and the provision on the land of any moveable structure for the purposes of the permitted use, being development comprised within Class B Part 4 of Schedule 2 to the said order and not being development comprised with any other class.

- V. The use of the land, other than a building, as a caravan site in the circumstances referred to in paragraph A.2, being development comprised within Class A, Part 5 of Schedule 2 to the said order and not being development comprised within any other class.
- VI. The carrying out on agricultural land comprised in an agricultural unit of not less than 0.4 but less than 5 hectares in area of development consisting of
- (a) the extension or alteration of an agricultural building.
 - (b) The installation of additional or replacement plant or machinery
 - (c) the provision, rearrangement or replacement of a sewer, main, pipe, cable, or other apparatus;
 - (d) the provision, rearrangement or replacement of a private way;
 - (e) the provision of a hard surface;
 - (f) the deposit of waste; or
 - (g) the carrying out of any of the following operations in connection with fish farming, namely, repairing ponds and raceways; the installation of grading machinery, aeration equipment or flow meters and associated channel; the dredging of ponds and the replacement of tanks and nets, where development is reasonably necessary for the purposes of agriculture within the unit, being development comprised within Class B, Part 6 of Schedule 2 to the said order and not being development comprised within any other class.

Given under the Common Seal of the District Council of North Devon

this 29th day of October 2008



The Common Seal of The Council was affixed to this Direction in the presence of

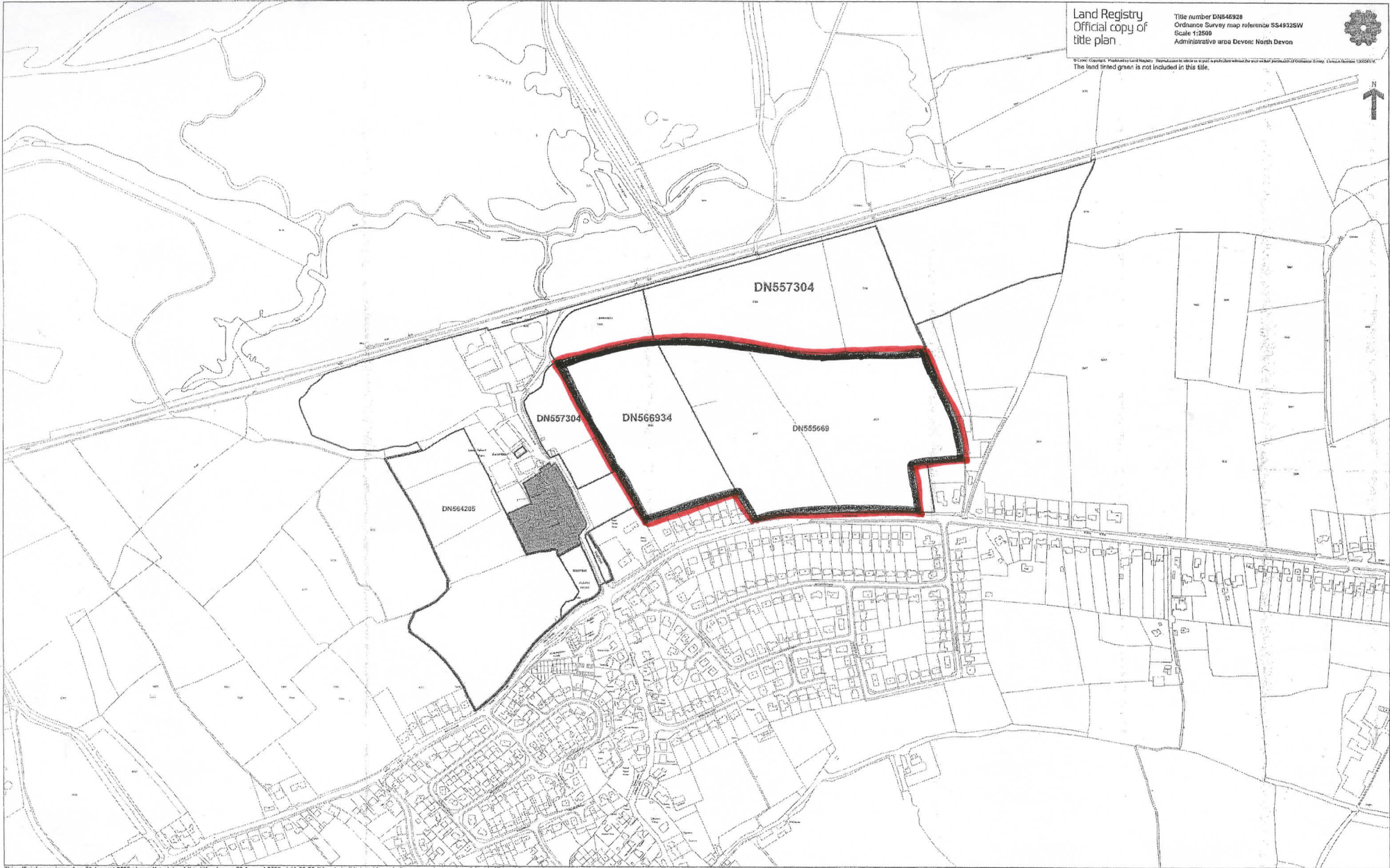
Two handwritten signatures, one in blue ink and one in black ink, are written over a horizontal dotted line.

The Secretary of State for Communities and Local Government hereby approves the foregoing direction

Signed and dated by authority of the Secretary of State

28 Nov 2008
Government Office for the West Midlands

PLAN 1A



Land Registry
Official copy of
title plan

Title number DN546938
Ordnance Survey map reference SS49328W
Scale 1:2500
Administrative area Devon: North Devon



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The land tinted green is not included in this title.

N.D.D.C.
PLANNING DEPT.
26 AUG 2008
FILE No:
RECEPTION:

This official copy issued on 20 August 2008 shows the state of this title plan on 20 August 2008 at 11:30:33. It is admissible in evidence to the same extent as the original (s.67 Land Registration Act 2002).
This title plan shows the general position, not the exact line, of the boundaries. It may be subject to distortions in scale. Measurements scaled from this plan may not match measurements between the same points on the ground. See Land Registry Public Guide 10 - Title Plans and Boundaries.
This title is dealt with by Land Registry, Plymouth Office.