

**IMPORTANT - THIS COMMUNICATION AFFECTS YOUR PROPERTY**

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

**ENFORCEMENT NOTICE**

**Issued by: LEWES DISTRICT COUNCIL (the Council)**

**1. ENFORCEMENT NOTICE**

**This is a formal notice** issued by the Council because it appears to the Council 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 Norlington Gate Farm, Norlington Lane, Ringmer, 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 material change of use of the land from agriculture to a mixed use for agriculture and the use of the land for commercial dog walking.

**4. REASONS FOR ISSUING THIS NOTICE**

It appears to the Council that the above breach of planning control has occurred within the last ten years. Reasons for issuing this notice are:

- The approach roads are unsuitable to serve the proposed development by reason of their narrow widths and poor alignments.
- The unauthorised use does not provide adequate parking and turning facilities within the site and reversing vehicles to or from the site onto the public highway would cause hazards to be introduced by the interference with the free flow and safety of traffic on Norlington Lane.
- The existing accesses at their junctions with Norlington Lane (UC5015) have substandard visibility, layout and construction and existing hazards would be increased by the additional slowing, stopping, turning and reversing traffic which would be created.

The change of use is contrary to Policy ST3 of the Lewes District Local Plan.

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

You must:

- (i) Cease the use of the land for commercial dog walking

**6. TIME FOR COMPLIANCE**

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

- (i) 28 days from the date this notice takes effect.

**7. WHEN THIS NOTICE TAKES EFFECT**

This notice takes effect on 15 May 2016, unless an appeal is made against it beforehand.

Dated: 15 April 2016 (Date of issue)

Signed: 

On behalf of LEWES DISTRICT COUNCIL

Nominated officer: Jennifer Baxter

Telephone number: 01273 484440/484439

**ANNEX**

Lewes District Council has issued an enforcement notice relating to land at Land adjacent to Norlington Gate Farm, Norlington Lane, Ringmer, East Sussex and you are served with a copy of that notice as you have an interest in the Land. Copies of the notice have also been served on the parties listed at the end of this 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:

- Online at the Planning Casework Service area of the Planning Portal ([www.planningportal.gov.uk/pcs](http://www.planningportal.gov.uk/pcs)).

# Land Adj to Norlington Gate Farm, Ringmer



