

ENFORCEMENT NOTICE

Planning & Building (Jersey) Law 2002

THIS NOTICE TAKES IMMEDIATE EFFECT ON THE DATE IT IS ISSUED

1 This Notice:

Is issued pursuant to the powers conferred under Part 5, Article 40 of the Planning and Building (Jersey) Law 2002 because it appears that a breach of development controls has occurred at the Land stated below. Article 5 of the above Law defines the meaning of development and Article 7 of that Law states that Land shall not be developed without planning permission.

2 This Notice relates to land at:

The area of land forming part of the land known as “Le Côttil de la Grève de Lecq” and the fields below the said Côttil, bearing the field numbers O324 and O325 on the Jersey Digital Map and having the respective UPRNs 69215000 and 69215001.

(edged in RED on the attached ‘Enforcement Notice Location Plan)

3 The Matters which appear to constitute the Breach of Development Controls:

3.1 Without planning permission, the construction of a structure used as a workshop (Breach of Development Controls). The Breach of Development Controls has been marked on the attached Enforcement Notice Location Plan, indicated by an area edged in BLUE and annotated 3.1.

3.2 Without planning permission, the construction of a structure used for the keeping of poultry (Breach of Development controls). The Breach of Development Controls has been marked on the attached Enforcement Notice Location Plan, indicated by an area edged in BLUE and annotated 3.2.

4 Reasons for Issuing this Notice:

- 4.1 It appears that the Breaches of Development Controls have occurred within the last 8 years and that it is expedient to take action to remedy the Breach.
- 4.2 The applicant has failed to demonstrate that the proposed workshop is essential to the proper function of the farm holding, will contribute to the viability of the Island's agricultural industry and cannot be met from leasing or purchasing an existing shed and therefore fails to satisfy the requirements of Policies ERE5 of the Bridging Island Plan 2022.
- 4.3 The workshop and poultry structure fail to protect or improve the landscape character and therefore fails to satisfy the requirements of Policies PL5 and NE3 of the Bridging Island Plan 2022.

5 Steps Required to Remedy the Breach:

- 5.1 Demolish the workshop structure together with any hardstanding and footings.
- 5.2 Remove all resulting debris and materials from the land.
- 5.3 Demolish the poultry structure together with any hardstanding and footings.
- 5.4 Remove all resulting debris and materials from the land.
- 5.5 Restore the land to an agricultural field.

6 Time for Compliance:

28 days from the date this Notice takes effect.

Date of Issue: **7 February 2024**

Signed: Ms Nina Cornish (Authorising Officer) **Date:** **15.01.2024**
For and on behalf of the Chief Officer;

Ms Nina Cornish
Senior Officer, Compliance Land and Habitat
Infrastructure and Environment
28-30 The Parade, St Helier. JE49SS

Enclosures.

1. Enforcement Notice Location Plan

Informative.

1. Any other item or issue not specified in this enforcement notice may be the subject of a separate notice.

ADVISORY NOTES

What will happen if this Notice is not complied with:

If you fail to comply with the requirements of this Notice you may be liable to prosecution under the appropriate Article of the Planning and Building (Jersey) Law 2002.

Your Rights of Appeal:

In accordance with Article 109 of the above Law, you may appeal against this Notice to the Judicial Greffier by writing to the Planning Tribunal, First Floor, International House, 41 The Parade, St Helier JE2 3QQ no later than 28 days from the date this Notice is issued, enclosing the required fee.

Planning Tribunal:

planningtribunal@courts.je

Appeal Information:

<https://www.gov.je/planningbuilding/appealscomplaints/pages/appealplanningbuildingdecision.aspx>

ENFORCEMENT NOTICE LOCATION MAP
ENF/2024/00002

