

Compliance case ref: B/2014/0042

ENFORCEMENT NOTICE

PLANNING AND BUILDING (JERSEY) LAW 2002

1. **This Notice** is issued pursuant to the powers conferred under 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 33(1) of the above Law states that a person who undertakes prescribed building work except with, and in accordance with, permission in accordance with the Building Bye-laws shall be guilty of an offence.
2. **This Notice relates to the property known as: 26 Grosvenor Street St. Helier JE2 4QR**, shown edged by a bold black line on the attached plan.
3. **The Breach of Building Controls:** Building work has been carried out in breach of a condition one of building permit B/2014/0042 namely; a certificate of design in accordance with Minister's approved structural engineer's registration scheme has not been provided for the works undertaken. In addition, a safety barrier to the first floor balcony as detailed on the approved building plans has not been provided or satisfactorily completed.
4. **The reason for serving this Notice:** It appears that the above breach of building controls has occurred within the last 8 years. One of the purposes of building controls is to set standards for building work to secure the health and safety of persons in and about buildings. The nature and extent of the breaches described in paragraph 3 above could result in those standards being compromised.
5. **You are hereby required to:**
 1. Provide a certificate of design in accordance with the Minister's approved structural engineer's registration scheme for the building works undertaken in relation to building permit B/2014/0042; and
 2. To install a safety barrier to the newly formed first floor balcony, that satisfies the guidance given in the Minister's approved Technical Guidance Document Part 7, (Stairs, Ramps and

Department of the Environment
Planning and Building Services

South Hill
St Helier, Jersey, JE2 4US
Tel: +44 (0)1534 445508
Fax: +44 (0)1534 445528
www.gov.je



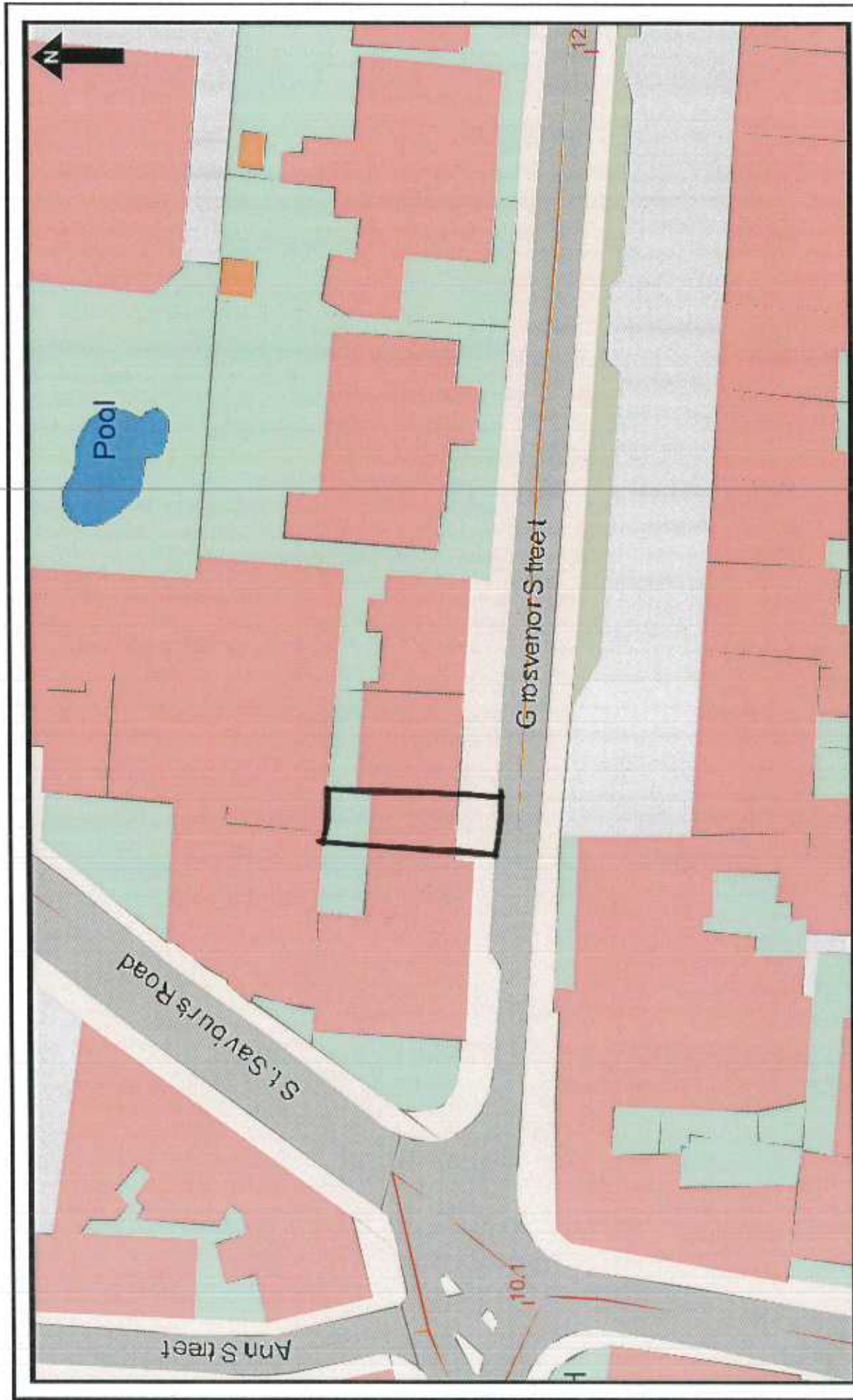
Protective Barriers), and which conforms with the details given in the certificate of design referred to in paragraph 5(1) above.

6. **Period of compliance:** A certificate of design as detailed in paragraph 5(1) above is to be submitted to the department within 28 days of the date of issue of this notice. The work to install the safety barrier is to be satisfactorily completed within 90 days of the date of issue of this notice.
7. **What will happen if this Notice is not complied with:** If you fail to comply with this Notice, you may be liable to prosecution under the appropriate Article of the Planning and Building (Jersey) Law 2002 for undertaking building work in breach of a condition attached to the building permit as well as failing to comply with an Enforcement Notice.
8. **Your rights of appeal:** In accordance with Article 109 of the above Law, you may appeal against the Notice, in writing to the Greffier no later than the end of the period of 28 days beginning with the date of issue of the Notice. The date of the issue of the Notice shall be taken as the date stated below.

SIGNED: _____

On this Date: 12 February 2016.

Kevin Ryall
For and on behalf of the Chief Officer



16 February 2016
 Scale: 1:500
 mapping@gov.je



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