

**IMPORTANT – THIS COMMUNICATION AFFECTS YOUR PROPERTY OR INTEREST**

**Regulation**  
**Infrastructure and Environment**  
Po Box 228  
Jersey



**Compliance Case Ref:** CMP/2023/00262  
ENF/2024/00016

## **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 Article 40 of the Planning and Building (Jersey) Law 2002 because it appears that a breach of development controls has occurred on 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**

2.1 Field No.MN494, La Rue des Buttes, St. Martin, JE3 6HR  
(Edged in RED on the attached Enforcement Location Plan)

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

3.1 Without the necessary planning permission, a material change of use of the land for a canine care and training business

4. **Reasons for Issuing this Notice**

4.1 The breach of Development Controls has occurred within the last eight years, and it is considered expedient to issue a notice to remedy the breach.

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4.2 The material change of use of the land is contrary to Policies ERE1 and ERE2 (Protection of agricultural land) of the Bridging Island Plan 2022.

4.3 The development of the land fails to protect and enhance the natural environment, contrary to Policy SP5 of the Bridging Island Plan 2022.

4.4 The development results in noise nuisance affecting the residential amenity of the locality, contrary to Policy GD1 of the Bridging Island Plan 2022.

4.5 The development generates additional vehicle movements to and from the land, contrary to Policy TT1 of the Bridging Island Plan 2022.

**5. Steps Required to Rectify the Breach**

5.1 Cease the use of the land as a canine care and training facility.

**6. Time for Compliance:**

**6.1 One calendar month**

**Date of Issue:** 03 September 2024

**Signed:** Andrew Marx

**Date:** 03 September 2024

(Authorising Officer)

For and on behalf of the Chief Officer;

**Infrastructure and Environment, Development Control**

28-30 The Parade, St Helier. JE49SS

**Enclosure.**

- i. Enforcement Notice Location Plan – Plan identifying the site.

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**Informative.** 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](mailto:planningtribunal@courts.je)

Appeal Information:

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



**Field MN494 Location plan**

0 0.035 0.07 0.14 km

Date: 02/09/2024

SCALE 1:2,256.99

