

STOP NOTICE

PLANNING AND BUILDING (JERSEY) LAW 2002

- 1. This Notice is served upon:** Jonathan Peter Ruff
- 2. This Notice** is issued pursuant to the powers conferred under Article 45 of the Planning and Building (Jersey) Law 2002 because it appears that there has been a breach of development controls and that it is expedient that an activity constituting, or forming part of, that breach should cease.
- 3. This Notice affects land at:** **La Vielle Fontaine & Field No.O1149, La Profonde Rue, St. Ouen, Jersey, JE3 2EG** shown edged red on the attached plan.
- 4. Activity to which this Notice applies:** A breach of development control has occurred because the work undertaken on site does not benefit from planning permission or approval under building bye laws (i.e. retaining structure).

The unauthorised works comprise:

- a.** engineering operations in the excavation of the land (Field No.O1149);
 - b.** the re-grading of the land to construct an earth bund to the field (No.O1149) boundary;
 - c.** works to the interior of the Grade 3 Listed Building (La Vielle Fontaine) which may comprise the removal of historic fabric.
 - d.** the removal of the western roadside boundary to Les Ruettes, and the construction of a retaining (timber sleeper) structure adjacent to the highway.
- 5. The reason for issuing this Notice:** It appears that the above breach of development controls has occurred within the last 8 years and that an activity or activities are being carried on that constitute or form part of that breach. It is considered expedient that the activities cease in order to prevent further damage to the character and integrity of the Listed Building and its setting and to the landscape character of the Green Zone; to prevent the loss of agricultural land; to safeguard users of buildings and land; and, to ensure that further unauthorised development is prevented.
 - 6. You are hereby required to STOP all works within the areas specified in this Notice immediately.**
 - 7. This Notice takes effect on the date of issue of this Notice.** The date of issue shall be taken as the date stated below as signed by the authorising officer or as signed on his behalf.

**Growth, Housing and Environment
Regulation**

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8. **This Notice**, if not sooner withdrawn, shall cease to be valid 7 days after its service if an Enforcement Notice or additional Stop Notice is not served within those 7 days.
9. **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.
10. **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: 17/08/2020

For and on behalf of the Chief Officer