

LAND CONDITION 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 84, 86 and 89 of the Planning and Building (Jersey) Law 2002;

Article 84 - Notice requiring ... removal of ruinous dilapidated buildings

Article 86 - Notice requiring proper maintenance of land, etc

Article 89 - Notice requiring action in respect of disused vehicles

- 2 This Notice relates to land at:**

'Le Côttil de Dela' (V1-24-19) located within Field No. L511, Le Mont du bu de la Rue, St. Lawrence

(Edged in RED and labelled '*Le Côttil de Délà*' on the attached Land Condition Notice Location Plan).

- 3 Reasons for Issuing this Notice:**

- 3.1** It appears to the Chief Officer that the amenities (visual or otherwise) of the land known as '*Le Côttil de Délà*' is being adversely affected by its condition or use. '*Le Côttil de Délà*' lies within the; '*Green Zone*' as defined in the Bridging Island Plan 2022 (Policy NE3), '*Water Pollution Safeguard Area*' as defined in the Bridging Island Plan 2022 (Policy WER5) and '*Strategic Countryside Access Site*' as defined in the Bridging Island Plan 2022 (Policy C19) and is therefore given a high level of protection. The current condition and use of '*Le Côttil de Délà*' is considered to have a significant adverse impact upon the landscape character of this sensitive rural area.

4 The loss of amenity that has given cause to issue this Land Condition Notice:

- 4.1 Located within the woodland known as '*Le Côtîl de Délà*' (Field L511) are eight ruinous and dilapidated wooden and metal structures. These ruinous and dilapidated structures represent a loss of amenity in respect of the woodland known as '*Le Côtîl de Délà*', (Field L511) as set out in Article 84 of the Planning and Building (Jersey) Law 2002.
- 4.2 The storage of miscellaneous pre-fabricated items such as Building Materials, Building Machinery, Gardening Materials, Vehicle Parts, Tarpaulins, Plastics, Metals, Furniture, Concrete Blocks, Domestic Household Items, Domestic Electrical Items, Glass Items, Insulation Panels, Corrugated Metal Sheets, Domestic Oil Tanks, Drainage Pipes, Metal Harris Fencing Panels, Scaffolding Boards and Poles, Domestic Gas Cannisters, Paving Slabs, Pallet Boards, Bicycles and Advertising Hoardings within the woodland known as '*Le Côtîl de Délà*' (Field L511), has caused a loss of visual amenity, which is being adversely affected by the condition or use of the land, as set out in Article 86 of the Planning and Building (Jersey) Law 2002.
- 4.3 Stored within the woodland known as '*Le Côtîl de Délà*' (Field L511) are the following nine disused motor vehicles; A green and black moped; make, model and registration number unknown, a blue and silver Diahatsu Sports Trak Motorcar; registration number unknown, a silver and blue Toyota 4WD Corolla GL Motorcar; registration number J39576, a burgundy and silver Isuzu Trooper Citation Motorcar; registration number J117931, a silver Honda Moped; registration number J22133, a green and silver Nissan Terrano Motorcar; registration number J37984, a silver PGO Liger Moped; registration number J65641, a red and black Kubota Mini Digger; registration number unknown, a green PC450 Digger; registration number unknown. The woodland known as '*Le Côtîl de Délà*' within Field L511 has a primary designation as 'Land' and secondary designation for 'Agricultural Use'. The vehicles listed above give the appearance of being disused. The presence of these vehicles within the woodland known as '*Le Côtîl de Délà*' (Field L511) represents a loss of visual amenity, as set out in Article 89 of the Planning and Building (Jersey) Law 2002.

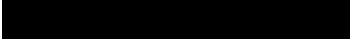
5 Work to be undertaken:

- 5.1 Remove from the woodland known as '*Le Côté de Délà*' (Field L511) the eight ruinous and dilapidated wooden and metal structures and any associated footings and posts.
- 5.2 Remove from the woodland known as '*Le Côté de Délà*' (Field L511) the miscellaneous pre-fabricated items such as Building Materials, Building Machinery, Gardening Materials, Vehicle Parts, Tarpaulins, Plastics, Metals, Furniture, Concrete Blocks, Domestic Household Items, Domestic Electrical Items, Glass Items, Insulation Panels, Corrugated Metal Sheets, Domestic Oil Tanks, Drainage Pipes, Metal Harris Fencing Panels, Scaffolding Boards and Poles, Domestic Gas Cannisters, Paving Slabs, Pallet Boards, Bicycles and Advertising Hoardings.
- 5.3 Remove from the woodland known as '*Le Côté de Délà*' (Field L511) the following nine disused motor vehicles; A green and black moped; make, model and registration number unknown, a blue and silver Diahatsu Sports Trak Motorcar; registration number unknown, a silver and blue Toyota 4WD Corolla GL Motorcar; registration number J39576, a burgundy and silver Isuzu Trooper Citation Motorcar; registration number J117931, a silver Honda Moped; registration number J22133, a green and silver Nissan Terrano Motorcar; registration number J37984, a silver PGO Liger Moped; registration number J65641, a red and black Kubota Mini Digger; registration number unknown, a green PC450 Digger; registration number unknown.

Time for Compliance:

6 90 days

Date of Issue: 02.09.2022

Signed:  **Date: 01.09.2022**

(Authorising Officer)

For and on behalf of the Chief Officer;

Peter Le Gresley (Head of Development and Land)

Infrastructure Housing and Environment, Development Control,

28-30 The Parade, St Helier. JE49SS

Enclosures.

Land Condition Notice Location Plan for ‘Le Côttil de Délà’.

Land Condition Notice Site Images ‘Le Côttil de Délà’.

Informative. Any other item or issue not specified in this 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 pursuant to Article 93 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.

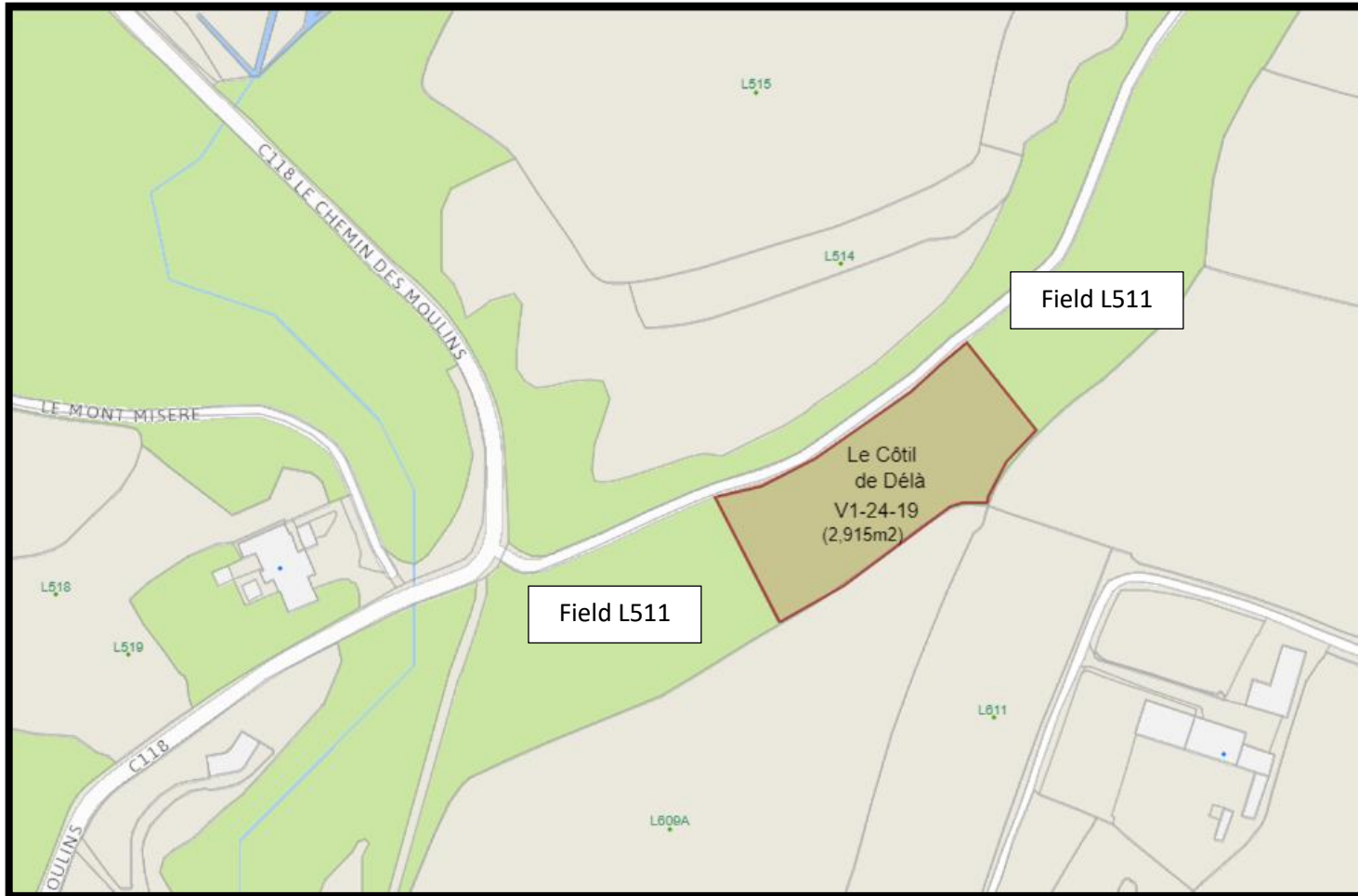
Planning Tribunal:

planningtribunal@courts.je

Appeal Information:

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

LAND CONDITION NOTICE LOCATION PLAN
For The Area Of Land Known As 'Le Côtîl De Délà' Within Field L511



LAND CONDITION NOTICE SITE IMAGES
For The Area Of Land Known As 'Le Côté De Délà' Within Field L511
41 images recorded on the 15th of June 2022 by Planning Compliance Officer Simon CLARKE



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