

LAND CONDITION NOTICE

Planning & Building (Jersey) Law 2002

THIS NOTICE TAKES IMMEDIATE EFFECT ON THE DATE IT IS ISSUED

1 The Notice:

This Notice is served by the Government of Jersey pursuant to the powers conferred under the Articles in Part 6, Chapter 6 – Control of land condition of the above Law, notably:

Article 87: Notice requiring removal of caravans

2 This Notice relates to land at:

The area of land known as Field No. L722 La Rue des Pres Sorsoleil, St. Lawrence, and shown edged in RED on the attached plan (“the Land”).

3 Reasons for Issuing this Notice:

- (i) It appears to the Chief Officer that for amenity reasons a caravan should not be on a particular area of the Land.
- (ii) The caravan is sited on land falls within a Green Zone and in a Water Pollution Safeguard Area, as defined in the Bridging Island Plan (2022 to 2025). No justification has been provided for the siting of the caravan on the Land. Moreover, this notice, issued pursuant to Article 87, should be read in conjunction with two further Land Condition Notices issued simultaneously under ref. **ENF/2024/00014/001** and ref. **ENF/2024/00014/003** pursuant to Article 86 and Article 89, respectively, and relating to various items and disused vehicles on the Land. The individual and cumulative harms attributable to the siting of the caravan exacerbates the adverse impacts on amenities (visual and otherwise) of the area. Allowing the caravan to remain on the Land is considered in conflict with the aims and objectives of policies SP3, SP4, SP5,

IMPORTANT – THIS COMMUNICATION AFFECTS YOUR LAND OR INTEREST

WER5 and NE3 of the Bridging Island Plan (2022 to 2025), which seek to protect or improve the landscape character of land falling within the Island's Green Zone, to safeguard land within a Water Pollution Safeguard Area against unacceptable impacts on the aquatic environment, including surface water and groundwater quality and quantity, and which seeks the protection against adverse impacts upon landscape and seascape character.

- (iv) The Chief Officer considers it is expedient to serve the notice and that there are no steps short of those required by the Chief Officer, which can be taken to remedy the injury to amenity.

4 What you are required to do

1. Remove from the land the white Bailey Pageant Series 5 caravan and all associated items.

5 Time for Compliance:

Step (1) above must be complied with in full within one (1) calendar month from the date on which this Notice takes effect.

6. When this Notice takes effect

This Notice shall take effect on the date it is issued unless an appeal is made no later than the end of the period of 28 days beginning from the date of issue of this notice

Authorised by:

Nina Cornish - Senior Compliance Officer, Development and Land
For and on behalf of the Chief Officer

Issued on: 15 May 2024

Plan



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>

Informative: It is the landowner's duty to ensure that in complying with this Notice, he or she does so without breaching any other legislation, including, but not limited to, the Wildlife (Jersey) Law 2021. Any other item or issue not specified in this notice may be the subject of a separate notice.