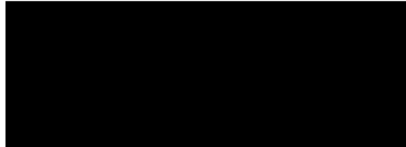


| | |
|--|---|
| Action under delegated authority of Director | |
| Action taken by Director in consultation with Chairman | √ |
| Urgent action under Part 3 of the Constitution | |

Subject: **Woodland Stables, Cock Lane, Hoddesdon, EN11 8LS**

Executive Committee(s) concerned: **Planning and Regulatory**

Signature and designation of officer(s) taking action:



29/09/2023

Date

Matt Kolaszewski
DM Manager

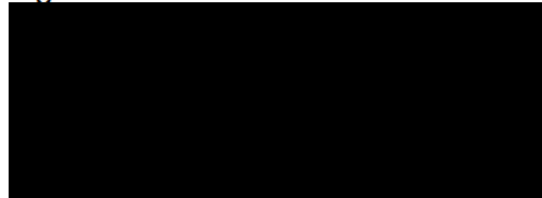
Name of Chairman or Vice-Chairman
Consulted:

I have been consulted and concur
with the recommendations set out
below:

Councillor A Payne

(Chairman)

Signature:



Date: 29/09/2023

Please set out below the following:-

If using Part 3 please set out reason for urgency

Not Applicable

Background (specify proposals, financial and staffing implications (if any etc))

On 5th June 2023, authorisation was granted for the issuing of an Enforcement Notice on the above land in relation to the use of the land for residential purposes by stationing caravans and mobile homes and associated operational development.

A Notice was issued on 21st June 2023 but this was withdrawn after an error with the accompanying plan was identified.

A second Notice was issued on 5th July 2023. This Notice was appealed to the Planning Inspectorate along with an appeal against the planning application refusal.

As a result of work carried out by your officers in preparation for the appeal, it has now been identified that the Notice was not served on an occupier of the site who was known to the Planning Team as an occupier. There are likely other unnamed occupiers who were not served with the Notice.

This could result in the Notice being considered a nullity or incorrectly served.

The most appropriate way forward is to withdraw the existing Notice.

A revised Enforcement Notice which includes the known named occupier and unknown occupiers, as appropriate, may be served either prior to the decision on the planning application appeal or after that decision or not at all depending on the decision. Advice will be taken on the most appropriate way forward.

Under Section 173A(1) of the Act, the local planning authority may withdraw an enforcement notice issued by them. Under 173A(4) of the Act, the withdrawal of an enforcement notice does not affect the power of the local planning authority to issue a further enforcement notice.

Recommendations

Your agreement is now sought to withdraw the Notice dated 5 July 2023.

A draft Withdrawal Notice is attached for your information.

Contact Officer: Laura White

Action reported to Committee on:-

Committee _____ Date:

Appendix – Photographs



Photograph 1 – Site considered under application 07/23/0119/F



Photograph 2 – original site and link road



Photograph 3 – Link road to extended site



Photograph 4 – additional site