

Planning and Development

David Peckford, Assistant Director – Planning and Development



Cherwell

DISTRICT COUNCIL
NORTH OXFORDSHIRE

Mr Michael Bolton
24 Edmunds Road
Banbury
OX16 0PT



Bodicote House
Bodicote
Banbury
Oxfordshire
OX15 4AA

www.cherwell.gov.uk

Please ask for: **Nick Addis**
Email: nick.addis@cherwell-dc.gov.uk

Direct Dial: **01295 221601**
Our Ref: **17/00353/ENFC**

17 January 2020

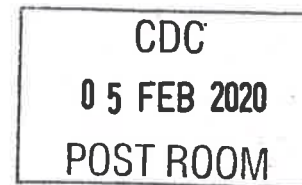
Dear Mr Bolton

Planning Enforcement

Contravention No.: 17/00353/ENFC

Reported Breach of Planning Control: Without the benefit of planning permission, the change of use of the land from a mobile home situated on the land for a use ancillary to an agricultural use to self-contained residential unit

Location: Part 1 Of OS Parcel 3873 North East of Hillside House, Street From Cropredy To Great Bourton, Cropredy



I refer to my visit to the above location on 25 May 2019 to investigate a potential breach of planning control.

Following my visit and review of the information obtained, the Local Planning Authority has concluded that further information is required to confirm whether a breach of planning control has occurred.

As such, I enclose two blank Planning Contravention Notices under Section 171C of the Town and Country Planning Act 1990, which requires you to answer a series of questions regarding the alleged breach. Please complete these and return one copy to me within **21 days** of the date specified in the Notice.

Please note: Failing to complete a Notice or returning a Notice containing false information is an offence and liable on summary conviction to a fine.

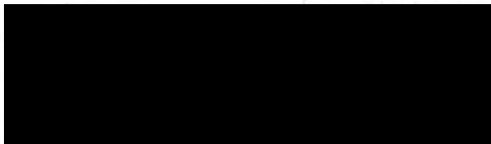
Should you wish to make an offer and/or representation about the Notice in person, we will consider these on the date specified in the Part 5 of Notice. At this appointment you may:

- make an offer to apply for planning permission
- make an offer to refrain from carrying out any operations or activities
- make an offer to undertake remedial works

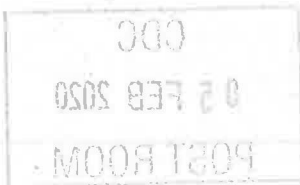
- make representations about the Notice

If you wish to attend this appointment, please contact me to confirm your attendance. If you wish to attend an appointment but are unable to attend on the above date, please contact me on receipt of this letter with a list of alternative dates which are acceptable to you.

Yours sincerely



Nick Addis
Planning Enforcement Officer



IMPORTANT - THIS COMMUNICATION AFFECTS YOUR PROPERTY

TOWN AND COUNTRY PLANNING ACT 1990 (as amended)

PLANNING CONTRAVENTION NOTICE

SERVED BY: Cherwell District Council

To: Mr Michael Bolton
24 Edmunds Road
Banbury
OX16 0PT

1. **THIS NOTICE** is served by the Council because it appears to it that there may have been a breach of planning control, within section 171A(1) of the above Act, at the land described below. It is served on you as a person who appears to be the owner or occupier of the land or has another interest in it, or who is carrying out operations in, on, over or under the land or is using it for any purpose. The Council require you, in exercise of their powers under section 171C(2) and (3), so far as you are able, to provide certain information about interests in, and activities on, the land.

2. THE LAND TO WHICH THE NOTICE RELATES

The land at Part 1 of OS Parcel 3873 North East Of Hillside House, Street from Cropredy to Great Bourton, Cropredy (the "Land") (shown edged in red on the attached plan).

3. THE MATTERS WHICH APPEAR TO CONSTITUTE THE BREACH OF PLANNING CONTROL

Without the benefit of planning permission, the change of use of the land from a mobile home situated on the land for a use ancillary to an agricultural use to self-contained residential unit.

4. WHAT YOU ARE REQUIRED TO DO

Provide in writing, the following information:

1. Details of any planning permission for the use of the land in the above manner, or any reason for planning permission not being required for this use of land.

2. The full names and postal addresses of all persons having a legal interest in the land, and the nature of their interest in each case.
3. The name and address of any mortgagee
- N/A
4. If you are not the owner, please provide details of your interest in the land (e.g. tenant, agent etc)
- N/A
5. If you are the owner, please give the date you became the legal owner of the land.
- JAN
2010
6. Please confirm your current home address (give full address and postcode)
- 24 EDMONDS ROAD
OX16 0PT
7. Please confirm how long you lived at this address and in what capacity (i.e. owner, tenant, lodger etc.)?
- 2 1/2 YEARS.
TENANT
8. For what purpose do you use the "Land"?
- KEEPING POULTRY, HORSE,
PIGS, ETC.
9. When was the mobile home first at situated on the "Land"?
- 2011
10. For what purpose is the mobile home currently used?
- TOWLET FACILITIES
TEA MAKING
DOG KENNEL

11. Has the use of the mobile home changed from its original use? If so, provide date(s) and details of the change(s) of use(s).

NO

12. Has the mobile home been moved about within the "Land"? If yes, give date(s) and reason(s).

NO

13. Is the mobile home used for residential purposes? If yes, provide the name(s) of the person(s) who are currently living in it and if not you, their relationship to you?

NO

14. Does the mobile home have toilet facilities? If yes, describe the type (i.e. chemical toilet, connected to mains sewer, septic tank etc.)?

YES
CHEMICAL TOILET

15. Does the mobile home have washing facilities, please provide details (i.e. running hot / cold water, water tank, shower, wash hand basin etc.)?

NO

16. Does the mobile home have any cooking facilities? Please provide details (i.e. oven, hob, microwave etc.)?

GAS HOB . FOR BOILING KETTLE

17. Does the mobile home have any sleeping provision, please provide details (i.e. bedroom, sofa bed, pull out bed etc.)?

NOT ANY MORE

18. Is there any further information you wish to submit regarding this matter?

THE SO CALLED "MOBILE HOME" IS A
 RATHER SHODDY OLD TOURING CARAVAN
 WITH NO DOOR, AND BASICLY UNINHABITABLE.
 IT IS USED SOLEY FOR TOILET FACILITIES,
 REFRESHMENT, AND DOG SHELTER.

Name of person completing - MICHAEL BOLTON

Signature of person completing - 

Date - 29/1/20

Time within which the information must be provided: within 21 days, beginning with the day on which this notice is served on you:

5. OPPORTUNITY TO MAKE REPRESENTATIONS IN RESPONSE TO NOTICE

If you wish to stop carrying out any operations or activities, or to make any representations about this notice, the Council, or representatives of the Council, will consider them at 11.00am Friday 31 January 2020 at Bodicote House, White Post Road, Bodicote, OX15 4AA where you will be able to make any offer or representations in person at that time and place.

Please contact Nick Addis Planning Enforcement Officer 01295 221601; nick.addis@cherwell-dc.gov.uk

6. WARNING

It is an offence to fail, without reasonable excuse, to comply with any requirement of this notice within twenty-one days beginning with the day on which it was served on you. The maximum penalty on conviction of this offence is a fine of £1,000. Continuing failure to comply following a conviction will constitute a further offence. It is also an offence to knowingly or recklessly give information, in response to this Notice, which is false or misleading in a material particular. The maximum penalty on conviction of this offence is a fine of £5,000.