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<b>REPORT TO:</b>	<b>DEVELOPMENT CONTROL COMMITTEE</b>	<b>AGENDA ITEM:</b>	8
<b>DATE OF MEETING:</b>	11 <sup>th</sup> February 2003	<b>CATEGORY:</b>	
<b>REPORT FROM:</b>	<b>DEPUTY CHIEF EXECUTIVE</b>	<b>RECOMMENDED OPEN PARAGRAPH NO:</b>	
<b>MEMBERS' CONTACT POINT:</b>	R M Shirley (596750)	<b>DOC:</b>	
<b>SUBJECT:</b>	Untidy condition of the front garden of 36 Eggesford Road, Stenson Fields and the inside of the covered way providing providing access to the car parking area at the rear of 36 Eggesford Road.	<b>REF:</b>	RMS/E/2001/470
<b>WARD(S) AFFECTED:</b>	Ticknall	<b>TERMS OF REFERENCE:</b>	DC01

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#### 1.0 Reason for Exempt (if appropriate)

1.1 Not applicable

#### 2.0 Recommendations

2.1 That the Development Control Committee authorises the Service of a Notice under Section 215 of the Town & Country Planning Act 1990 requiring the tidying of the site in the following manner:

1. The dilapidated van to be removed from the front garden.
2. The scrap timber, old pallet and other domestic rubbish to be removed from the front garden.
3. The timber, old domestic appliance and other stored items to be removed from the covered access to the rear car parking area.
4. The land to be maintained in a tidy condition.

#### 3.0 Purpose of Report

3.1 To obtain the Committee's instructions.

#### 4.0 Executive Summary

4.1 Not applicable.

#### 5.0 Detail

5.1 Following complaint with respect to an alleged unauthorised garage, against which enforcement action was not viewed as expedient, it was noted that an unroadworthy

'Luton' type van was parked on the frontage and that the front garden and a covered access to a parking area at the rear of the property were affected by stored scrap timber and various items of domestic rubbish to the detriment of local amenity.

5.2 The owner of the property has been contacted but has taken no action to remove the van or to tidy the land.

5.3 A plan of the site which is approximately 188 square metres in area is attached at Annexe A.

## **6.0 Financial Implications**

6.1 None

## **7.0 Corporate Implications**

7.1 None

## **8.0 Community Implications**

8.1 None

## **9.0 Conclusions**

9.1 The condition of the land has a materially adverse effect on the amenities of adjoining and nearby properties.

9.2 It is open to the Committee to authorise the service of a Notice under Section 215 of the Town & Country Planning Act 1990 to secure an improvement in the appearance of the land.

## **10.0 Background Papers**

10.1 Enforcement File E/2001/470.