

Planning Committee – 12 December, 2007

Report of the Development Manager

Enforcement Item

Parish: West Bagborough

1. **File/Complaint Number** E153/45/2007 and 45/2007/017
2. **Location of Site** Land opposite Vale View Cottages, West Bagborough.
3. **Names of Owners** A J Raucki & Son, Church Street, Bishops Lydeard, Taunton, TA4 3AT
4. **Names of Occupiers** Unoccupied
5. **Nature of Contravention**

Alterations to existing field entrance onto classified road and removal of hedgerow.
6. **Planning History**

A complaint was received on 8 June, 2007 that works were being carried out to the existing access and the removal of the hedgerow along the roadside. The owner was contacted and informed that planning permission was required as the access was off a classified road. He was also informed that consent to remove the hedgerow was also required. An application was received on 15 August, 2007 and was subsequently refused under delegated powers on 26 October, 2007.
7. **Reasons for taking Action**

The alteration to the access has resulted in the loss of a substantial length of roadside hedgerow and vegetation to the detriment of the visual amenities of this rural area and the approach to the village. Therefore the development is contrary to Taunton Deane Local Plan Policies S1 and S2. Also the development is an unacceptable visual intrusion and detrimental to the character and appearance of the Area of Outstanding Natural Beauty and therefore contrary to Taunton Deane Local Plan Policy EN10.
8. **Recommendation**

The Solicitor to the Council be authorised to serve an enforcement notice and to commence prosecution action subject to satisfactory evidence should the notice not be complied with.

In preparing this report the Planning Officer has considered fully the implications and requirements of the Human Rights Act 1998.

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