

IMPORTANT - THIS COMMUNICATION AFFECTS YOUR PROPERTY

TOWN AND COUNTRY PLANNING ACT 1990

ENFORCEMENT NOTICE

ISSUED BY: Blaby District Council

1. **THIS NOTICE** is issued by the Council because it appears to it that there has been a breach of planning control, within paragraph (a) of section 171A(1) of the above Act, at the Land described below. The Council consider that it is expedient to issue this notice, having regard to the provisions of the Development Plan and to other material planning considerations. The Annex at the end of the notice and the enclosures to which it refers contain important additional information.

2. **THE LAND TO WHICH THE NOTICE RELATES**

Land at 48A Little Glen Road, Glen Parva, Leicestershire LE2 9TR shown edged red on the attached plan. ("the Land").

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

Without planning permission, the unauthorised erection of a boundary fence and associated supporting structures with a height of over 1m located adjacent to a highway (Little Glen Road, Glen Parva) on the land to which this notice relates. The approximate location of the fence and associated supporting structures are indicated in blue on the attached plan.

4. **REASONS FOR ISSUING THIS NOTICE**

It appears to the Council that the above breaches of planning control have occurred on the Land to which this notice relates within the last ten years.

The land comprises of a detached dwelling located within the settlement boundary of Glen Parva. The land fronts onto Little Glen Road, which is a well traversed major thoroughfare.

In this location Policies CS2 of the Blaby District Local Plan (Core Strategy) Development Plan Document (2013), DM1 of the Blaby District Local Plan (Delivery) Development Plan Document (2019) apply.

Policy CS2 of the Council's Core Strategy takes a positive approach to the design of new development, with aims to improve the design quality of all new developments in the District as well as preserving the cultural heritage of the District and recognising its contribution to local distinctiveness.

Policy DM1 of the Council's Delivery DPD reinforces these strategic aims by ensuring that new development within Settlement Boundaries will be in keeping with the character and appearance of the area as well as having a satisfactory design and external appearance.

The boundary treatments of residential dwellings in the area surrounding the property are predominantly characterised by low to medium height fencing and walls with planting.

It is considered that the fence as erected, by virtue of its height, scale, materials and siting adjacent to the highway is excessively prominent. It forms a dominant and substantially detrimental feature within the landscape, preventing the natural surveillance of the street scene. As such it is visually intrusive and significantly out of keeping with the character and appearance of the area making it incongruous within its surroundings. Therefore, the development fails to comply with the aims of policies DM1 and CS2.

5. WHAT ARE YOU REQUIRED TO DO

Either:

- i) Remove the boundary fence and associated supporting structures, in their entirety; or
- ii) Reduce the height of the boundary fence and associated supporting structures, in their entirety, to a height of no more than one metre from the level of the land on which it is erected.

6. TIME FOR COMPLIANCE

The period of compliance shall be 3 months after this notice takes effect

7. WHEN THIS NOTICE TAKES EFFECT

This notice takes effect **9th May 2025** on unless an appeal is made against it **before** that date.

Dated: 11th April 2025

Signed:

Jonathan Hodge
Planning and Strategic Growth Group Manager
on behalf of:
Blaby District Council
Council Offices
Narborough
Leicester
LE19 2EP

Annex

YOUR RIGHT OF APPEAL

You can appeal against this notice, but any appeal must be received, or posted in time to be received, by the Secretary of State before the date specified in paragraph 7 of the notice. Please read the attached note from the Planning Inspectorate which accompanies this notice.

WHAT HAPPENS IF YOU DO NOT APPEAL

If you do not appeal against this enforcement notice, it will take effect on the date specified in paragraph 7 of the notice and you must then ensure that the required steps for complying with it, for which you may be held responsible, are taken within the period specified in paragraph 6 of the notice. Failure to comply with an enforcement notice which has taken effect can result in prosecution and/or remedial action by the Council.

PERSONS SERVED WITH ENFORCEMENT NOTICE

Town and Country Planning (Enforcement Notices & Appeals) (England) Regulations 2002 Part 2, 5(c)

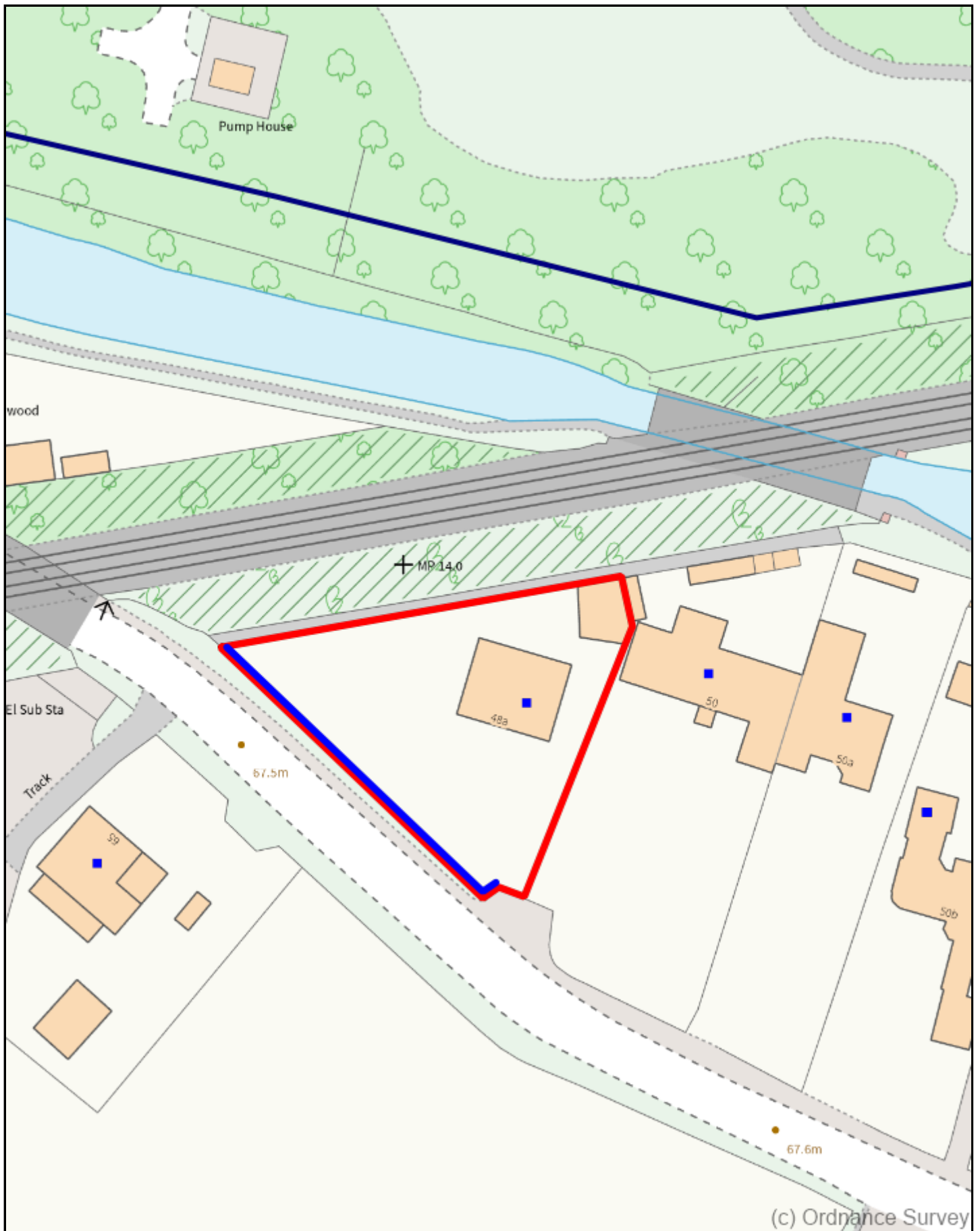
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Enforcement Notice Plan - 48A Little Glen Road, Glen Parva LE2 9TR

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