

## Record of Officer Decision

<b>Decision title:</b>	Section 215 Notice
<b>Date of decision:</b>	9 April 2018
<b>Decision maker:</b>	Development Manager (Enforcement)
<b>Authority for delegated decision:</b>	Scheme of Delegation for ECC
<b>Ward:</b>	Ross West
<b>Consultation:</b>	N/A
<b>Decision made:</b>	To serve a Section 215 Notice under the Town & Country Planning Act in respect of untidy land and property.
<b>Reasons for decision:</b>	<p>The site is located on the eastern side of the B4260 when you approach Ross Town Centre. The site is within a Conservation Area and also an Area of Outstanding Natural Beauty.</p> <p>There have been complaints about the site due to the large piles of rubble and other general rubbish left inside and around the perimeter of the building after refurbishment works. The general condition of the site is harmful to the amenity of the area.</p> <p>A section 215 Notice was previously issued in September 2015 which was duly complied with, but the premises and perimeter has once again become untidy.</p> <p>It is considered that the appearance of the site is harmful to the amenity of the area generally and specifically to those neighbouring properties in the immediate vicinity who overlook the property.</p>
<b>Highlight any associated risks/finance/legal/equality considerations:</b>	None known
<b>Details of any alternative options considered and rejected:</b>	Service of a formal Section 215 Notice is considered the most efficient and cost effective manner in which to resolve this current breach of planning control.
<b>Details of any declarations of interest made:</b>	None

Signed...



Date: 9/4/18