

APPENDIX 2 - ADOPTION OF A TELFORD & WREKIN PLANNING ENFORCEMENT POLICY - SUMMARY OF RESPONSE TO CONSULTATION

Consultee	Comment	Response/Action
<p>Wrockwardine Wood & Trench Parish Council</p>	<p>The Parish Council are of the opinion that the proposed enforcement policy is not strong enough and think that works being investigated under Category B – within 10 working days and Category C – within 15 working days is not a quick enough response.</p>	<p>The policy is designed to provide basic guidance and to set a standard that we feel we can achieve with the limited resource that we have to deal with complaints. Within each category each complaint is prioritised appropriately depending upon its severity and potential impact, therefore whilst we may have 10-15 working days to respond a site visit may be undertaken much sooner.</p>
	<p>The Council feel that complaints should be followed up and the law enforced in a much shorter time to ensure it does not drag on. Councillors are concerned that some development would not be investigated for up to three weeks giving builders time to carry out further unauthorised works.</p>	<p>With regard to the speed of our follow up and law enforcement action, unfortunately this is a lengthy statutory process which we are unable to change.</p>
<p>Cllr Jayne Greenaway, Ward Member for Horsehay & Lightmoor</p>	<p>With regards to the following section of this proposal:</p> <p>CATEGORY B – We aim to carry out our initial site visit within 10 working days</p> <p><input type="checkbox"/> Any other operational development or unauthorised change of use potentially causing harm to residents and/or the amenity of the surrounding area</p>	<p>In response to your feedback, we propose to change the paragraph on page 9 which will hopefully address your concerns as follows:</p> <p>From: <u>CATEGORY A – We aim to carry out our initial site visit within 1 working day</u></p> <ul style="list-style-type: none"> Any development taking place that is causing or likely to cause serious harm to the amenity of the Ironbridge Gorge World Heritage site, or any

	<p><input type="checkbox"/> Non-compliance with approved plans or conditions attached to a planning permission</p> <p><i>I believe that this section would not work, in the 10 working days category particularly when dealing with conditions attached to an application in relation to issues such as, working hours as this needs to be immediate, 1 working day. To ensure breaches do not disturb residents unduly, or allowed to continue for 10 days before its dealt with.</i></p> <p>Alleged non-compliance with an existing enforcement notice</p> <p><input type="checkbox"/> Development where the time limit during which formal enforcement action can be taken expires imminently</p> <p><input type="checkbox"/> High hedge complaint <i>I think this type of complaint could be dealt with adequately in 15 working days.</i></p>	<p>other Conservation Area.</p> <p>To: <u>CATEGORY A – We aim to carry out our initial site visit within 1 working day</u></p> <ul style="list-style-type: none"> Any development or breach of condition taking place that is causing or likely to cause serious and potentially irreversible harm to the surrounding environment. <p>We also agree to remove complaints about High Hedges from Category B to C – 15 days as you suggest.</p>
Mr Doyle (resident)	<p>Mr Doyle commented at length suggesting that more reference and detail was required in line with the relevant legislation.</p> <p>For example :</p> <p><i>2.2 A more detailed description of a breach planning Control would be helpful perhaps as follows :-</i></p> <p><input checked="" type="checkbox"/> <i>Carrying out work either without planning permission, or in a way that is different to that which has been granted planning permission</i></p>	<p>We thanked Mr Doyle for his comprehensive comments and responded to each.</p> <p>We clarified that the consultation was an exercise in seeking information and advised that the approval process would provide enough time, if necessary, to review and re-issue the policy prior to adoption.</p> <p>We have made reference to the legislation pertaining to 'what is not development' as he suggested.</p>

	<p><i>☒ Carrying out work without compliance with planning conditions attached to a planning permission or not in accordance with the limitations and conditions set out in the Town and Country Planning (General Permitted Development Order) 1995 (as amended)</i></p> <p><i>☒ Changing the use of land or property without planning permission or without compliance with the limitations and conditions set out in the Town and Country Planning (General Permitted Development Order) 1995 (as amended) or Use Classes Order 2005</i></p>	<p>It is clear that Mr Doyle's comments would serve to enrich the document however to ensure the accessibility and application of the document we have sought to keep it brief.</p>
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