



Quarterly Enforcement Report (Q4) 2023/24

1 Overview

- 1.1 The Planning Officers Society (POSe) independent review of the Planning Service undertaken in April 2023 produced the following recommendations for the Planning Enforcement Team:
 - a. The procedure of referring both recommendations for enforcement notices and decisions not to pursue formal enforcement action to ward members is discontinued; and
 - b. Officers circulate a quarterly report on enforcement matters to the Plans Committee
- 1.2 Following these recommendations, a revised Enforcement Plan and scheme of delegation was approved by Cabinet on 12 October 2023 and the Constitution changes by Council on 6 November 2023.
- 1.3 The changes to the Enforcement Plan and scheme of delegation took effect on 1 December 2023. Therefore, from this date the procedure for referring both recommendations for enforcement notices and decisions not to pursue formal enforcement action to ward members was discontinued.
- 1.4 This is therefore the first quarterly report since the changes have been implemented.
- 1.5 The tables included in sections 2 and 3 detail the sites where action has been taken and the cases where it has been considered not expedient to take any further action during Q4 2023/24. In taking formal action the property details are included on the Council's Enforcement Register and therefore the site details are made public. In respect of the cases where it has been considered not expedient to take any further action the site addresses have been anonymised as this is not public information but should a Councillor wish for any further information on the matter then they should contact the Team Leader for Enforcement, Sarah Hallam and these details can be confidentially provided.

2 Cases where action has been taken

Enforcement Number	Address	Breach	Decision date	Ward
E/21/0172	Bottleacre Lane Loughborough	Two storey rear extension	08 February 2024	Loughborough Lemyngton
E/20/0558	Baxter Gate, Loughborough	Unauthorised use of first floor as a restaurant, and facilitating operational development including the replacement windows to first floor frontage; and breach of conditions 4 and 5 of planning permission P/19/0703/2	17 January 2024	Loughborough Lemyngton
E/19/0087	Brick Kiln Lane, Shepshed, Leicestershire	Unauthorised change of use of biodiversity offsetting land to domestic garden land	17 January 2024	Shepshed West

3 Cases where it has been considered not expedient to take any further action

Enforcement Number	Address	Breach	Harm Score	Decision date	Ward
E/23/0484	Newton Drive, Birstall	Trellis attached to existing fence	3	02 February 2024	Birstall East and Wanlip
E/21/0461	Curzon Avenue, Birstall	Central area of garden level rather than sloped	3	17 January 2024	Birstall Watermead
E/22/0302	Byland Way, Loughborough	Erection of a rear garden fence in breach of condition 4 of planning permission P/22/2238/2	2	20 March 2024	Dishley, Hathern and Loughborough
E/23/0384	Mill Road, Woodhouse Eaves	Relocation of fence adjacent to a footpath	4	02 February 2024	Forest Bradgate

E/22/0054	Main Street, Woodhouse Eaves	Breach of condition 1 of permission P/22/1862/2 relating to colour of windows	3	20 March 2024	Forest Bradgate
E/23/0479	Bottleacre Lane, Loughborough	Erection of boundary treatment	4	20 March 2024	Loughborough East
E/23/0300	Queens Road, Loughborough	External render/insulation	2	02 February 2024	Loughborough East
E/23/0299	Queens Road, Loughborough	External render/insulation	2	02 February 2024	Loughborough East
E/23/0298	Queens Road, Loughborough	External render/insulation	2	02 February 2024	Loughborough East
E/23/0295	King Street, Loughborough	External render/insulation	2	02 February 2024	Loughborough East
E/23/0296	Wharncliffe Road, Loughborough	External render/insulation	2	02 February 2024	Loughborough East
E/24/0004	Cedar Road, Loughborough	Replacement water tank cover	3	02 February 2024	Loughborough East
E/22/0273	Pitsford Drive, Loughborough	3 aerials	3	17 January 2024	Loughborough Garendon
E/21/0426	Herbert Street, Loughborough	First floor pergola	4	17 January 2024	Loughborough Lemyngton
E/23/0301	Langdale Avenue, Loughborough	Breach of condition relating to landscaping	4	02 February 2024	Loughborough Nanpantan

E/23/0366	Spinney Hill Drive Loughborough	Electronic access barrier	5***	02 February 2024	Loughborough Nanpantan
E/23/0312	Beacon Road, Loughborough	'For Sale' Estate agent board	5*	22 February 2024	Loughborough Southfields
E/23/0279	Swan Street, Loughborough	Roof mounted structure	2	02 February 2024	Loughborough Southfields
E/23/0450	Walton Way, Mountsorrel	Erection of dwelling and associated parking not built in accordance with the approved plans	3	20 March 2024	Mountsorrel
E/23/0125	Springfield Road, Shepshed	Outbuilding	3	17 January 2024	Shepshed West
E/23/0334	Ratcliffe Road Sileby	Levels not in accordance with the approved plans (vary between + 204mm and – 540mm)	4	24 March 2024	Sileby and Seagrave
E/24/0070	Wanlip Road, Syston	Breach of condition 2 of permission P/23/1723/2	4	24 March 2024	Syston
E/20/0481	Barkby Road Syston	Creation of new access and parking to the front of the property	5**	25 March 2024	Syston East
E/23/0316	Rosedean Avenue, Thurmaston	Change from two dormers to one dormer	3	17 January 2024	Thurmaston

E/23/0448

Main Street
Cossington

Rear extension and fencing over 1m
in height 3

24 March 2024 Wreak Valley

Further clarity on the cases that achieved a harm score of 5 but when further assessment made it was considered in the public interest (not expedient) to pursue the matter any further.

5* - The unauthorised display of an advertisement automatically achieves a harm score of 5 as it is a criminal offence to erect an unauthorised advertisement. This case identified a technical breach where two 'for sale' boards were displayed at the property. The position of the boards within the curtilage of the property was considered acceptable and did not negatively impact the street scene or cause detriment to amenity of neighbouring residents.

5** - Works to protected trees automatically achieves a harm score of 5 but in this case, action could only be taken if wilful damage to the trees health could be identified. There was not sufficient evidence to indicate that there was wilful damage and therefore it was not considered in the public interest (not expedient) to pursue the matter further.

5*** - In this case a harm score of 5 was given. The matter was however considered by the County Council Highways Officer and they have confirmed that the barrier does not cause any highway safety issues therefore it was not considered in the public interest (not expedient) to pursue the matter further.