

IMPORTANT: THIS COMMUNICATION AFFECTS YOUR PROPERTY

**TOWN AND COUNTRY PLANNING ACT 1990
(as amended by the Planning and Compensation Act 1991)**

BREACH OF CONDITION NOTICE

SERVED BY: Oldham Metropolitan Borough Council ("the Council")

1. **THIS NOTICE** is served by the Council, under section 187A of the above Act, because they consider that a condition imposed on a grant of planning permission, relating to the land described in paragraph 2 below, has not been complied with. The Council consider that you should be required to comply with the condition specified in this notice. The Annex at the end of this notice contains important additional information.

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

32 Carlton Way, Royton OL2 5BE as shown edged in red on the accompanying plan ("the Land").

3. **THE RELEVANT PLANNING PERMISSION**

The relevant planning permission to which this notice relates is the permission granted by the Council on 2nd October 2018 for proposed dormer extensions to the front, side and rear of the property Ref HH/342055/18.

4. **THE BREACH OF CONDITION**

The following condition has not been complied with:

Condition 3

The approved window design to the side facing dormers, including the use of obscured glazing panels and top hung opening lights only as indicated on the approved plan, shall be implemented fully in accordance with the approved details and shall be retained in this form at all times thereafter.

Reason - To protect the amenity of the occupiers of the adjacent residential properties.

5. **WHAT YOU ARE REQUIRED TO DO**

As the person responsible for the breach of condition specified in paragraph 4 of this notice, you are required to comply with the stated condition by taking the following steps, namely to obscurely glaze the windows on both side facing dormers.

Period for compliance: **1 month** beginning with the day on which this notice is served on you

Dated: 2 September 2019

Signed: 

**For Paul Entwistle
Director of Legal Services
Council's authorised Officer**

On behalf of: Oldham Metropolitan Borough Council
Civic Centre
West Street
Oldham
OL1 1UL

ANNEX

WARNING

THIS NOTICE TAKES EFFECT IMMEDIATELY IT IS SERVED ON YOU IN PERSON OR ON THE DAY YOU RECEIVED IT BY POST.

THERE IS NO RIGHT OF APPEAL TO THE SECRETARY OF STATE FOR COMMUNITIES AND LOCAL GOVERNMENT AGAINST THIS NOTICE.

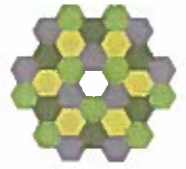
It is an offence to contravene the requirements in paragraph 5 of this notice after the end of the compliance period. You will then be at risk of immediate prosecution in the Magistrates' Court, for which the maximum penalty is £2,500 for a first offence and for any subsequent offence.

If you are in any doubt about what this notice requires you to do, you should get in touch immediately with Rachael Dodson – Greaves, Oldham Council, Civic Centre, West Street, Oldham OL1 1QN Telephone number 0161 770 3279.

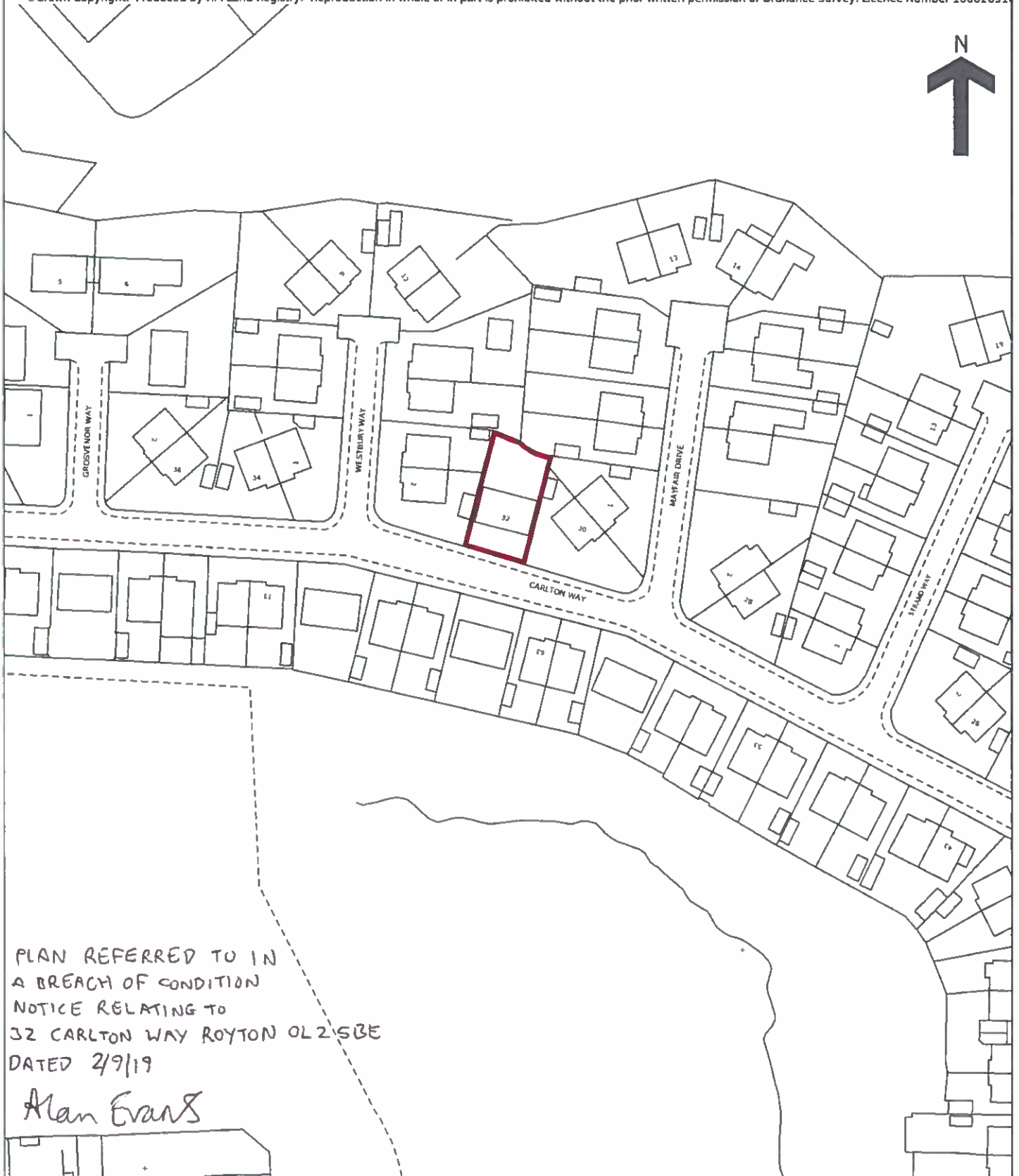
If you do need independent advice about this notice, you are advised to contact urgently a lawyer, planning consultant or other professional adviser specialising in planning matters. If you wish to contest the validity of the notice, you may only do so by an application to the High Court for judicial review.

HM Land Registry
Official copy of
title plan

Title number **GM967969**
Ordnance Survey map reference **SD9106NE**
Scale **1:1250**
Administrative area **Greater Manchester :**
Oldham



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PLAN REFERRED TO IN
A BREACH OF CONDITION
NOTICE RELATING TO
32 CARLTON WAY ROYTON OL2 5BE
DATED 2/9/19

Alan Evans

