

Report of the Strategic Director of Place to the meeting of the Area Planning Panel (BRADFORD) to be held on 22 November 2023

F

Summary Statement - Part Two

Miscellaneous Items

	<u>No. of Items</u>
Requests for Enforcement/Prosecution Action	(2)
Decisions made by the Secretary of State - Dismissed	(5)
Decisions made by the Secretary of State - Withdrawn	(1)

Richard Hollinson
Assistant Director (Planning, Transportation and Highways)

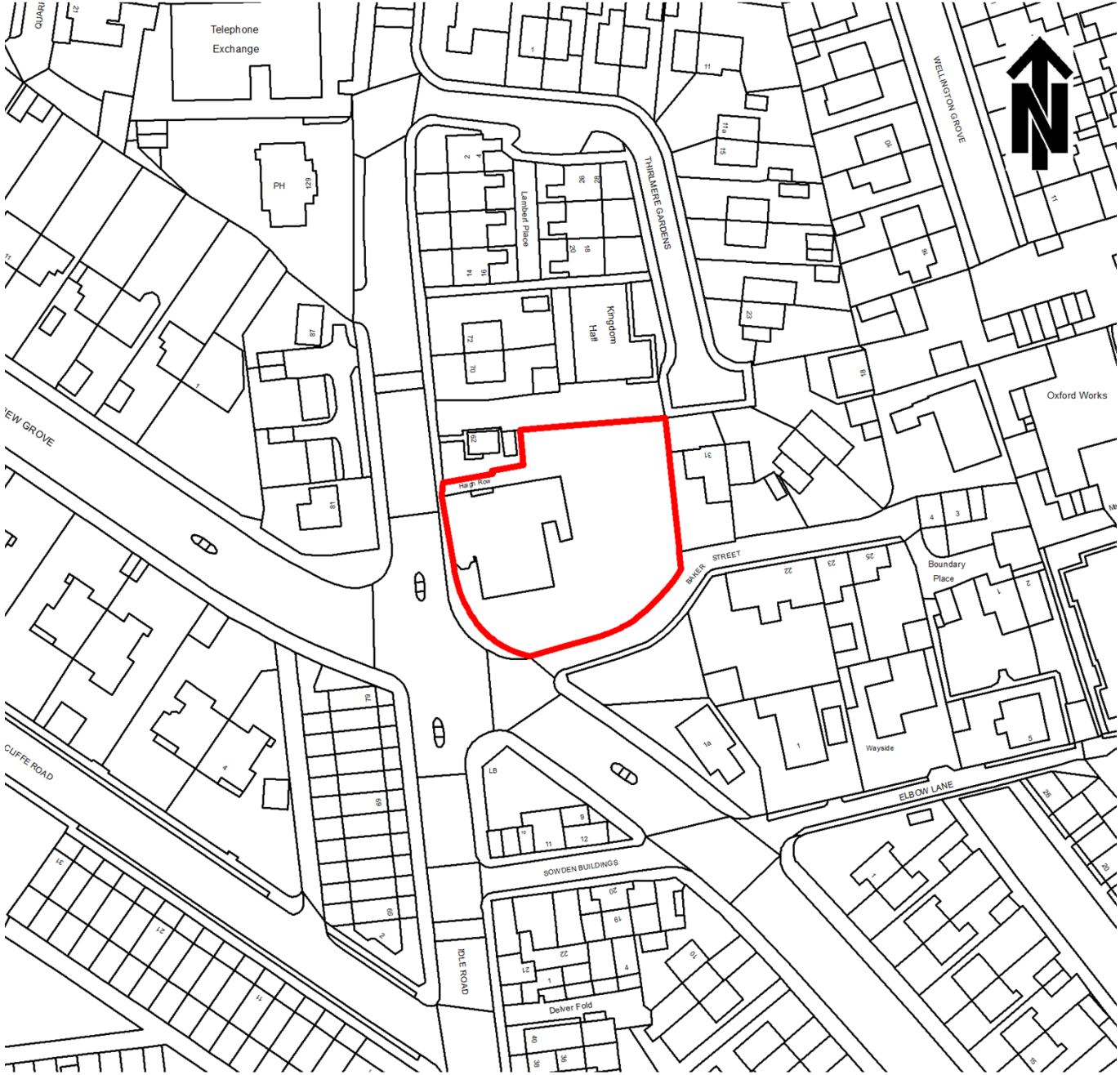
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Portfolio:
Regeneration, Planning & Transport

Overview & Scrutiny Committee Area:
Regeneration and Environment

22/00722/ENFAPP



1:1,250

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**60 Idle Road
Bradford
BD2 4NH**

22 November 2023

Item Number: A
Ward: BOLTON AND UNDERCLIFFE
Recommendation:
THAT THE REPORT BE NOTED

Enforcement Reference:
22/00722/ENFAPP

Site Location:
60 Idle Road Bradford BD2 4NH

Breach of Planning Control:
Breach of condition 4 of planning permission reference 21/03927/FUL.

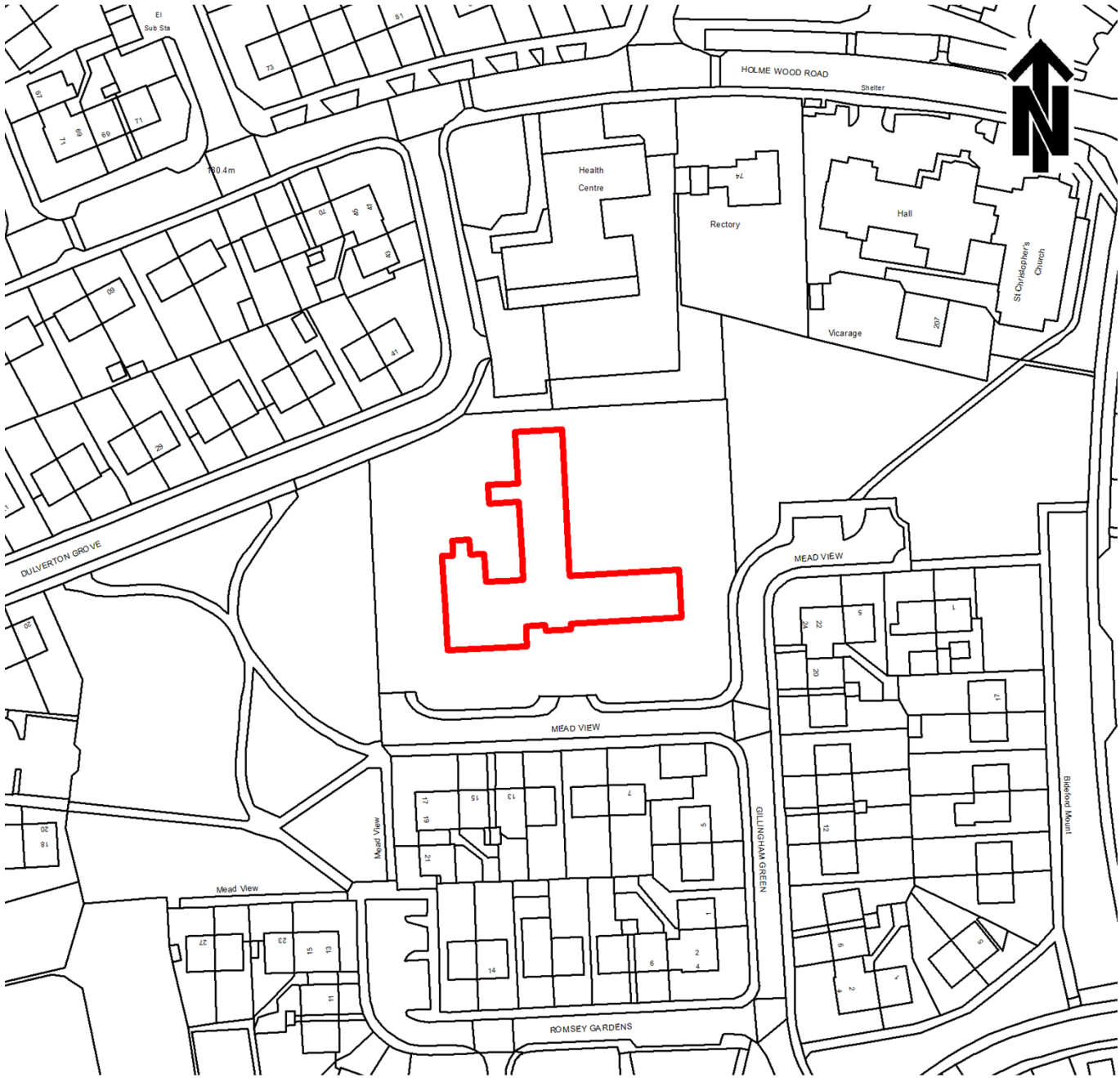
Circumstances:
Planning permission reference 21/03927/FUL for the demolition and re-construction of the former public house building was granted by the Council in October 2021.

Condition 4 of the planning permission requires the first floor windows in the north facing side elevation of the new building to be obscure glazed. The condition has not been complied with.

The owner/occupier of the property has been requested to rectify the breach of planning control, however no action has been taken.

On 16 August 2023 the Planning Manager (Enforcement & Trees) authorised the issue of a Breach of Condition Notice. It is considered expedient to instigate Enforcement (Legal) Action, as the breach of condition 4 of the planning permission is detrimental to the residential amenity of adjacent properties and is contrary to Policies DS5 of the Council's adopted Core Strategy Development Plan document.

20/01264/ENFUNA



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**Holme View Residential Care Home
Gillingham Green
Bradford BD4 9DT**

22 November 2023

Item Number: B
Ward: TONG
Recommendation:
THAT THE REPORT BE NOTED

Enforcement Reference:
20/01264/ENFUNA

Site Location:
Holme View Residential Care Home Gillingham Green Bradford BD4 9DT

Breach of Planning Control:
Unauthorised building consisting of the construction of residential units.

Circumstances:
No planning permission has been sought. Written challenges have been issued and none of the usual courses of action have been followed by the developer. A recent further challenge sent to the owner has also not been responded to.

It is recommended that an enforcement notice is issued for the following reasons of expediency:

The development is of poor quality appearance, materials and form, harms the visual amenity of the area and does not provide housing of high quality and design; does not put the quality of place first and harms the character of the neighbourhood in which it is sited.

Contrary to policies SC9, DS1, DS3, DS5, HO9 of the Council's Core Strategy Development Plan Document.

DECISIONS MADE BY THE SECRETARY OF STATE

Appeals Allowed

There are no Appeal Allowed Decisions to report this month

Appeal Dismissed

<u>ITEM No.</u>	<u>WARD</u>	<u>LOCATION</u>
C	Tong (ward 25)	13 Bell House Crescent Bradford BD4 6AJ Appeal against Enforcement Notice - Case No: 21/01058/ENFUNA Appeal Ref: 23/00043/APPENF
D	City (ward 07)	364 Great Horton Road Bradford BD7 1QJ Appeal against Enforcement Notice - Case No: 21/00421/ENFUNA Appeal Ref: 23/00040/APPENF
E	Queensbury (ward 20)	6 West Scholes Brewery Lane Queensbury Bradford BD13 1NQ Appeal against Enforcement Notice - Case No: 22/00333/ENFUNA Appeal Ref: 22/00146/APPENF
F	Heaton (ward 12)	Baitus Salam 82 Bingley Road Bradford BD9 6RT Single storey conservatory in the front garden - Case No: 23/02074/HOU Appeal Ref: 23/00051/APPHOU
G	Bolton And Undercliffe (ward 04)	Bolton Road North View Road Street Works Bolton Road North View Road Bradford BD3 0AY 5G telecoms installation: H3G 15m street pole and additional equipment cabinets - Case No: 22/04995/PNT Appeal Ref: 23/00023/APPN2

Appeals Upheld

There are no Appeal Upheld Decisions to report this month

Appeals Upheld (Enforcements Only)

There are no Appeal Upheld Decisions to report this month

Appeal Withdrawn

<u>ITEM No.</u>	<u>WARD</u>	<u>LOCATION</u>
H	Tong (ward 25)	13 Bell House Crescent Bradford BD4 6AJ Appeal against Enforcement Notice - Case No: 21/01058/ENFUNA Appeal Ref: 23/00044/APPENF

Appeal Allowed in Part/Part Dismissed

There are no Appeals Allowed in Part/Part Dismissed to report this month

Notice Upheld

There are no Notice Upheld to report this month

Notice Varied and Upheld

There are no Notice Varied and Upheld to report this month