

## PLANNING ENFORCEMENT TEAM

Closure of enforcement investigation

Address: 289-291 Bath Road

Reference: 427256

Case Officer: [REDACTED]

Date of report: 16/05/2011

### Description of breach of planning control

Change of use of 289 to bed and breakfast and conversion of 291 to four flats.  
Erection of four outbuildings in rear garden (used as ancillary storage).

### Reasons for closure of case

On the balance of probabilities, the use of 289 and a bed and breakfast is immune from enforcement action. If it is not, harm caused by the use is insufficient to justify taking formal enforcement action and it so it would not be expedient to do so.

On the balance of probabilities, the conversion of 291 to four flats is immune from enforcement action. If it is not, harm caused by the conversion is insufficient to justify taking formal enforcement action and it so it would not be expedient to do so.

The erection of four outbuildings in the rear garden, does not (subject to their continued use ancillary storage and subject to them not being used as residential units or sleeping accommodation), to not cause harm that would justify taking formal enforcement action and so it would not be expedient to do so.

These views were presented to the Heston and Cranford Area Committee (Planning) in May 2011 and endorsement was given by Members to close this enforcement investigation.

### Recommendation

Close case

Recommendation put forward by [REDACTED]

16/05/2011

Recommendation agreed by [REDACTED]

on 25/5/11