

ENFORCEMENT NOTICES AWAITING COMPLIANCE 28th FEBRUARY 2007

ADDRESS AND ALLEGED BREACH	ENF/LEGAL/PL. APP REF. NOS.	OFFICER	C'TTEE DATE	MEMO LEGAL	DATE SERVED	EFFECTIVE DATE	APPEAL DATES	COMPLIANCE PERIOD	COMPLIANCE DATE	NOTES
78 CECIL ROAD Demolish unauthorised structure	ENF/339/01/EAST LP/KW/PEN-12858	GW	12-September-01	17-Oct-01 (Legal Contact Officer-JF)	15-Feb-02	26-Mar-02	Hearing. 19-Aug-03.	1 Month	26-Apr-02 27/9/03	Planning application received. Being determined. Refused 01-Aug-02. Legal to write to developer giving him a month to comply. Letter sent. 18.10.02. Prosecute for non-compliance. Appeal now entered against the refusal of permission held in abeyance until result. Prosecution statement with Borough Solicitor for checking. Letter for action sent by Borough Solicitor. Borough Solicitor forwarding papers to Court. Court case deferred till 7 Apr 04. Court case deferred to 28-APR-04. Court adjourned to 19 May 2004 for Committal hearing. Court issued a warrant with no bail as the defendant failed to attend. Borough solicitor to appoint investigator to provide information to the Police. Notification sent to owner at the site re Council's option to take direct action. Enf Officer to prepare prosecution statement. Land owner could not be traced, enf officer to prepare report to DC Committee recommending future action.
482 KENTON ROAD KENTON Erection of two sheds and use of and garage for non domestic storage, BCN.	ENF/205/EAST LP/KW/PEN-13005/bw	RJP	11-September-02	16-Sep-02 16-Jul-03 (Legal Contact Officer-DG)	23-Jan-04			1 month		One shed now removed. New Notice to be prepared. New authority now signed. Borough Solicitor preparing notice. Changes to the property require a new report to be prepared to the Development Control Committee. Borough Solicitor to serve breach of condition notice. BCN served 23 January 2004. Borough Solicitor corresponding with owners solicitor. Site visit to be carried out, then Enf Officer and Borough Solicitor to discuss the likelihood of success in Court. Enf. Officer to visit. New committee report to be drafted.

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9 WEST DRIVE GARDENS HARROW Roof alterations without planning permission	EAST/631/02/FUL ENF/480/02/EAST LP/MW/PEN13018	GDM	20-September-02	20-Sep-02	11-Feb-03	21-Mar-.03	Hearing 03-Jun-03	10 months	21-Jan-.04 21-Mar-04 26-APR-04	Notice to be served as soon as possible. Notice of appeal served. Appeal Dismissed Insp letter dated 20-Jun-03. Owners have offered to do works required, starting in Sept 2004. Site inspected in Sept 04, no works carried out. Planning app P/3293/04/DFU submitted. App refused. Borough Solicitor sent letter before action. Enf Officer has visited site with a view to preparing prosecution witness statement.
81 Roxeth Hill Harrow on the hill Erection of roof extension	ENF/24/05/P Appeal 3308	AB5		(Legal Contact Officer-AK)	8-Dec-04	14-Jan-05	Hearing 18-Oct-05	9 Months	Compliance date 19/7/06	AB / RD checking when roof was erected. Borough Solicitor preparing notice. Notice prepared. Appeal part allowed. The property owner is required to removed roof extension and reinstate the roof to its former condition or build in accordance with planning permission P/93/05/DFU the compliance period has been varied from 3 months to 9 months. Recent site visit established that no action had been taken to comply with amended notice. Owner subsequently wrote to Council requesting more time, Council did not agree to this and Officer now drafting prosecution witness statement.
154 Eastcote Lane South Harrow Single storey rear extension and raised patio	ENF/317/03/P	GW	17-March-04	23-Mar-04 (Legal Contact Officer-CML)	27-may-04	30-Jun-04		3 Months	01-Oct-04	Appeal received, appeal not valid. Section 78 appeal submitted, awaiting outcome. S78 appeal dismissed, owners asked to provide details of timescale for compliance with notice. Agent looking into how to alter development to comply with notice. Draft prosecution statement prepared. Case Officer to undertake site visit, to proceed with prosecution subject to site visit.

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REGENT HOUSE, 21 CHURCH ROAD, STANMORE. Erection of Four Air Con Units on a Listed Building	ENF/442/02/EAST	CJF AND AB RJP (case Officer)	10-July-03	16-Jul-03 (Legal Contact Officer-AK)	13-Jan-05	23-Feb-05	Appeal dismissed.	3 Months	24-May-05 01-Mar-06	An incomplete application for the screening of the units was submitted in Nov 2004. The applicant is looking to provide further information to make this application valid. Appeal dismissed. Case Officer to follow up and take necessary action.
Broomhill Mount Park Road Harrow on the Hill Compliance with condition 8	ENF/625/03/P	GDM RJP (Case Officer)	8-December-04	(Legal Contact Officer-DG)	7-FEB-05	11-MAR-05	Written Representations	3 Months	09-APR-05 09-DEC-05	Appeal submitted. Appeal determined and upheld. Enforcement officer to monitor conditions. Conditions have not been met, case officer drafted Breach of Condition Notice.
Portman Hall Old Redding Harrow Erection of fence on roof	ENF/96/03/P	GDM (Report) GW (Case Officer)	21-April-04	28-Apr-04 (Legal Contact Officer-AK)	7-APR-05	8-MAY-05	Hearing 18- October-05	3 Months Varied to 6 months at appeal.	9-Aug-05 1-May-06	Draft notice prepared. Opinion on draft enforcement notice being sought from Counsel. Notice served. Appeal submitted. Appeal dismissed, notice varied to allow 6 months for compliance. Compliance date has expired, Planning application ref. P/1149/06/CFU refused in August 2006 but allowed on appeal in December 2006. Council now in discussions with owners to ensure scheme allowed on appeal is implemented as otherwise prosecution proceedings will commence.
35 Orchard Grove Edgware Extensions over 70 cubic metres.	ENF/483/04/P	RJP (report) GW (Case Officer)	17-May-05	7-June-05 (Legal Contact Officer-AK)	24-Nov-05	04-Jan-06	Appeal submitted. Appeal withdrawn	6 months	5-Jul-06	Section 330 notice served on 6-July-05. Section 330 Notices were returned unopened. Enforcement Notices issued. Appeal Submitted, awaiting outcome. Appeal withdrawn. Appellant intends to comply with The Town and Country Planning (General Permitted Development) Order 1995. Enforcement Officer to monitor and ensure compliance.

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61 Oxley Road Harrow Erection of rear extension and wall	ENF/425/04/P	RJP (Report) DMc (Case Officer)	17-May-05	7-October-05 (Legal Contact Officer-CML)	20-Jun-05	14- Nov-05		6 months	15-May-06	Section 330 notice served on 20-June-05. Enf notice issued. Case Officer visited on 7 th September 2006, notice not complied with, letter sent advising owner of intention to commence prosecution proceedings.
46 Repton Road, Kenton Unauthorised change of use to a builders yard.	ENF/565/04/P	AB5	27-July-05	10-Aug-05 (Legal Contact Officer-CML)	27- Oct-05	02- Dec-05	Appeal dismissed	3 months	18 th March 2007 (following appeal decision)	S330 notice served on 25-August-05. Appeal lodged, but appeal dismissed on 18 th October 2006. Full compliance due by 18 th March 2007 – Case Officer to monitor to assure compliance.
22 Walton Road, Harrow Unauthorised construction of a single storey rear extension and front porch.	ENF/530/03/P	RJP (report)	27-July-05	10-Aug-05 (Legal Contact Officer-CML)	17-Oct-05	28-Nov-05	Appeal submitted.	3 months	01-Mar-06 28-Jun-06	Appeal fee not paid to the Planning Inspectorate, thus appeal not validated. Planning Inspectorate confirmed in letter dated 27 March 2006. Case to be re-allocated to new Officer to carry out site visit to check establish and commence prosecution proceedings if required.
79 Pinner Hill Road, Pinner Unauthorised construction of a garage forward for the dwellinghouse.	ENF/183/05/P	RJP (Report) DMc (Case Officer)	9- November -05	28-Nov-05 (Legal Contact Officer-CML)	6- December -05	27-January-06	S78 appeal dismissed 31 st July 2006	3 months	27-April-06	Enforcement Notice served. S78 Appeal dismissed, owner has indicated that compliance will be secured by 12 th November 2006 – Case Officer to monitor.
875 Field End Road, Harrow Unauthorised construction of a single storey rear canopy.	ENF/43/04/P	RJP (report)	9- November -05	28-Nov-05 (Legal Contact Officer-CML)	22-Feb-06	03-Apr-06	Appeal lodged	3 Months	4 July 2006	Enforcement Notice served. Appeal submitted, awaiting outcome.
47 Turner Road, Edgware Unauthorised construction of a rear conservatory and side extension.	ENF/383/03/P	RJP (report)	7- September -05	16-Sep-05 (Legal Contact Officer-CML)	17-Mar-06	24-April-06	Appeal lodged	3 Months	24-Jul-06	S330 notice served on the 16-November-05. Enforcement Notice served. Appeal submitted, Inspector's site visit undertaken, decision awaited.
1 and 1A Buckingham Road, Harrow Unauthorised construction of a rear building in the garden	ENF/147/04/P	AB5	7- September -05	16-Sep-2005 (Legal Contact Officer-AK)	10-May-2006	20-June-2006	Appeal lodged – Public Inquiry arranged for 30 January 2007	3 Months	20-September-2006	S330 notice served 30-November-2005 Appeal lodged on grounds (a), (e), (f) and (g), Appeal statement submitted. Public Inquiry took place on 30 th January 2007, awaiting decision.

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56 Lake View, Edgware Unauthorised construction of a front porch.	ENF/989/04/P	AB5	11-October-05	13- Oct-05 (Legal Contact Officer-CML)	24-April-2006	5-June-2006	Appeal dismissed	3 Months	1 st March 2007 (following appeal decision)	S330 notice served on 17-October-05. Refusal of planning permission appealed against. S78 appeal dismissed on 16-Jan-06. Appeal lodged against Enforcement Notice on ground (g), appeal dismissed on 29 th November 2006, so compliance now due on 1 st March 2007.
Hill House, 7 Mount Park Road, Harrow on the Hill Conversion of single family dwelling house and garage into 5 flats	ENF/775/04/P	DMC (Officer) RJP (Report)	9-November-2005	28-November-2005 (Legal Contact Officer-AK)	24-April-2006	26-May-2006	Appeal lodged	3 Months	26-August-2006	Section 330 notice served on 10-January-2006 Appeal Lodged, awaiting outcome.
67 Argyle Road, Harrow Unauthorised construction of a raised rear deck and railings	ENF/78/04/P	GW	7-December-2005	9-December-2005 AK (Legal Case Officer)	6-April-2006	10-May-2006	Appeal dismissed	1 Month	8 th December 2006 (following appeal decision)	S330 notice served 10-January-2006 Enforcement notice served. Appeal dismissed on 8 th November 2006.
38 Headstone Gardens, Harrow Unauthorised construction of a single storey rear extension	ENF/1006/04/P	RJP (Report) GW (Case Officer)	7-December-05	9-December-05 (Legal Contact Officer-CML)	13-February-2006	17-March-2006	Appeal Hearing 5-September-2006, enforcement notice varied but upheld on 15 th September 2006	6 months (as varied on appeal)	15 th March 2007 (following appeal decision)	S330 Notice served on 19-December-2005 Appeal lodged and dismissed but period for compliance extended from three months to six months.
1 Wildcroft Gardens, Edgware Unauthorised construction of gates, walls, railings and pillars	ENF/700/04/P	AB5	11-January-06	23-January-06 (Case Officer-SC)	7-June-2006	19-July-2006	Appeal lodged	1 Month	19-August-2006	S330 Notice served on 17 February 2006. Appeal lodged on ground (a), Appeal dismissed on 25 th January 2007, compliance due by 25 th February 2007.
108 Waxwell Lane, Pinner Unauthorised construction of a raised rear deck and trellis	ENF/647/04/P	RJP (Report)	7-December-05	9-December-05 CML (Legal Contact Officer)	20-April-2006	24-May-2006		2 Months	24-July-2006	S330 Notice served 10-January-2006. Needs to be allocated to new Case Officer to establish if compliance secured.

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16A Whitchurch Lane, Kenton Unauthorised installation of gantry	ENF/502/04/P	DMc (Officer) RJP (Report)	7-December-05	9-December-05 (Legal Contact Officer-DG)	24-April-2006	5-June-2006	Appeal Lodged	1 Month	5 th March 2007 (following appeal)	Section 330 served on 22 December-05 Appeal against enforcement notice dismissed on 5 th December 2006, subject to variation of compliance period to three calendar months, so full compliance with enforcement notice due by 5 th March 2007.
147 Roxeth Green Avenue, Harrow Unauthorised construction of a rear extension at the rear of the dwellinghouse	ENF/731/04/P	RJP (Report) RJP (Case Officer)	8-February-06	23-Feb-06 06-Mar-06 SC (Legal Case Officer)	16-June-2006	26-July-2006		3 Months	26-October-2006	Site visit to be undertaken after 26 th October 2006.
127a and 127b Ruskin Gardens, Harrow Unauthorised change of use from four flats to a mixed use, comprising of builders yard, four flats, business in the storage of commercial vehicles and the construction of a fence.	ENF/432/03/P	DMC (Case Officer) RJP (Report)	15-Mar-06	17-Mar-06 AK (Legal Case Officer)	22-June-2006	2-September-2006		3 Months	2-November-2006	S330 notice served 6-April-2006. Site visit to be undertaken after 2 nd November 2006.
63 College Road, Harrow Weald Unauthorised construction of a detached garden building in the rear garden	ENF/159/05/P	RJP (Report) GW (Case Officer)	8-February-06	23-Feb-06 06-MAR-06 CML (Legal Case Officer)	25-August-2006	24-September-2006	Appeal lodged	3 Months	23-December-2006	Appeal statement done. Awaiting site visit by Inspector.
1 Wynlie Gardens, Pinner Unauthorised use of outbuilding within curtilage of dwellinghouse as separate residential unitingle family dwellinghouse	ENF/118/05/P	AB5	11-April-2006	18-April-2006 AK (Legal Case Officer)	25-August-2006	5-October-2006	Appeal lodged on 30 th October 2006.	3 Months	5-January-2007	S330 Notice served 21-June-2006. Appeal lodged on grounds (a), (c), (f) and (g). Council currently in negotiation with applicant who intends to enter into a unilateral undertaking to ensure that the outbuilding is not used for purposes other than those incidental to the enjoyment of the dwellinghouse

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ENFORCEMENT NOTICES AUTHORISED, AWAITING SERVICE

Harrow Hospital 88 Roxeth Hill Harrow		GDM	9- November -04	(Legal Contact Officer- DG)						New report required.
Erection of sales building High Barn, Pinner Hill Farm, 160 Pinner Hill Road, Pinner	ENF/379/04/P	RJP (Report) DMC (Case officer)	11- January- 06	23- January- 06 SC (Legal Case Officer)						S330 notice served 24-April-2006
Unauthorised change of use from Class B1 to Class A1										
Ravensholt, 12 Mount Park Road, Harrow on the Hill	ENF/353/03/P	RJP (Report) RJP (Case Officer)	28-June- 206	4-July- 2006						
Unauthorised erection of a wire fence with concrete posts and reed panelling										
Land to the rear of 48 The Avenue, Harrow Weald.		AB5	08-Feb-06	23-Feb-06 06-Mar-06						Draft Notices being prepared by legal following carrying out of LandRegistry Searches.
S215 Notice										
462 Honeypot Lane, Stanmore	ENF/619/04/P	RJP (Report) DMC (Case Officer)	15-Mar-06	17-Mar-06 CML (Legal Case Officer)						S330 notice served 6-April-2006
Unauthorised construction of a single storey rear extension										
Land at rear of 540 Uxbridge Road, Hatch End	ENF/352/05/P	AB2 (Case officer) RJP (Report)	15-Mar-06	20-Mar-06 CML (Legal Case Officer)						S330 notice served 12-April-2006 Portacabin removed but the hardsurfacing and fencing still remains onsite. Case Officer to monitor situation.
Unauthorised stationing of a portacabin										
Rear of 62-72 Orchard Grove, Harrow	ENF/117/04/P	DMC (Case Officer) RJP (Report)	15-Mar-06	17-Mar-06 AK (Legal Case Officer)						S330 Notice served 22-June- 2006
Unauthorised change of use from a service road to a builders yard and the erection of a pole with a CCTV camera										

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7 Sancroft Road, Harrow Unauthorised construction of a single storey side to rear and front extension and decking	ENF/236/04/P	RJP (Report)	11-April-2006	18-April-2006 CML (Legal Case Officer)						S330 Notice served 9-May-2006
7 Lansdowne Road, Stanmore Unauthorised single storey rear canopy	ENF/46/04/P	RJP (Report) RJP (Case Officer)	7-June-2006	19-June-2006 CML (Legal Case Officer)						
32 Rusland Park Road, Harrow Unauthorised construction of a two/three storey side to rear, single storey front to side extension and rear dormer	ENF429/04/P	RJP (Report)	7-June-2006	19-June-2006 SFC (Legal Case Officer)						
341A Northolt Road, South Harrow Unauthorised construction of a first floor rear extension	ENF/272/04/P	RJP (Report)	7-June-2006	19-June-2006 SFC (Legal Case Officer)						
71 Bouverie Road, Harrow Unauthorised side outbuilding forward of the building line abutting the highway	ENF/788/04/P	DMc (Report) DMc (Case Officer)	7-June-2006	19-June-2006 SFC (Legal Case Officer)						
9 Green Lane Cottages Unauthorised erection of a satellite dish on a grade II listed building	ENF/536/05/P	RJP (Report) DMC (Case Officer)	28-June-2006	4-July-2006						

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16 Carmelite Road, Harrow Weald Unauthorised conversion of a garage to a dwellinghouse	ENF/20/05/P	RJP (Report) RJP (Case Officer)	28-June-2006	4-July-2006						
14 Roxeth Green Avenue, Harrow Unauthorised construction of a rear extension	ENF/744/05/P	RJP (Report) MHX (Case Officer)	28-June-2006	4-July-2006						
60 Ennerdale Avenue, Harrow Unauthorised extension of a dwellinghouse, including the construction hip to gable, a rear dormer roof extensions, single and two-storey side to rear, single storey extensions	ENF/131/05/P	DMC (Report) DMC (Case Officer)	26-July-2006							
44 Harley Crescent, Harrow Unauthorised construction of a rear raised patio and flank boundary walls 2.6 metres in height	ENF/137/04/P	RJP (Report) RJP (Case Officer)	26-July-2006							
19 Woodhall Gate, Pinner Unauthorised installation of hard surfacing at the front of the dwellinghouse	ENF/839/04/P	RJP (Report) GW (Case Officer)	26-July-2006							
Golds Gym, 1 Sheepecote Road, Harrow Plant and ducting on southern and eastern elevations of Listed Building		DMC (Case Officer)	6 th September 2006							