

IMPORTANT – THIS COMMUNICATION AFFECTS YOUR PROPERTY

TOWN AND COUNTRY PLANNING ACT 1990

BREACH OF CONDITION NOTICE

TO:

Enforcement ref: 23/E0137

Mr William Togher
Managing Director
Kidbrook Homes
Frensham House
Farnham Business Park
Weydon Lane
Farnham GU9 8QT

ISSUED BY THE LONDON BOROUGH OF MERTON

1. **THIS IS A FORMAL NOTICE** issued by the Council under Section 187A of the above Act because it considers that certain conditions imposed on a grant of planning permission relating to the land described below have not been complied with. The Council considers that you should be required to comply or secure compliance with the conditions specified in this notice.

2. **THE LAND AFFECTED**

162 & 164 Hartfield Road, Wimbledon, London SW19 3TQ in the London Borough of Merton shown edged red on the attached plan ('the Land'). The Land is registered with HM Land Registry under title number SGL222932.

3. **THE RELEVANT PLANNING PERMISSION**

The relevant planning permission to which this notice relates is ref 18/P2224 granted on 28 August 2018 for:

Demolition of semi detached properties and the erection of a 8 x self contained flats which include a single storey basement.

A copy of planning permission ref 18/P2224 is attached.

4. **THE BREACH OF CONDITION**

The following condition of planning permission 18/P2224 has not been complied with:

Condition 11

No demolition or construction work or ancillary activities such as deliveries shall take place before 8am or after 6pm Mondays - Fridays inclusive, before 8am or after 1pm on Saturdays or at any time on Sundays or Bank Holidays.

Reason: To safeguard the amenities of the area and the occupiers of neighbouring properties and ensure compliance with the following Development Plan policies for Merton: policy 7.15 of the London Plan 2015 and policy DM EP2 of Merton's Sites and Policies Plan 2014.

5. WHAT YOU ARE REQUIRED TO DO

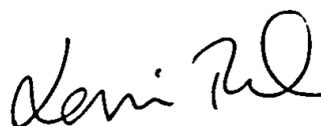
As the person responsible for the breach specified in paragraph 4 of this notice, you are required to comply or secure compliance with the stated condition by taking the following steps:

To fully comply with Condition 11 of planning permission 18/P2224 and not to carry out any construction work or ancillary activities before 8am or after 6pm, Mondays – Fridays inclusive, before 8am or after 1pm on Saturdays or at any time on Sundays or Bank Holidays.

Time for compliance: within twenty-eight days (28) days after this notice is served on you.

6. WHEN THIS NOTICE TAKES EFFECT

This notice takes effect immediately it is served on you.



Dated: 23 June 2023

Signed:.....
Managing Director of South London Legal Partnership

Address to which all communication should be sent:
Head of Legal Services, South London Legal Partnership, 67c St Helier Avenue, Morden
SM4 6HY (Ref: CS/LEG/RO/511/1368)

WARNING: THERE IS NO RIGHT OF APPEAL AGAINST THIS NOTICE

It is an offence to contravene the requirements stated 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 contact the Council's Planning Enforcement Officer, Luxmi Ghosh on 020 8545 3160.

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.

