

AGENDA ITEM NO.

WARDS AFFECTED:

St.Thomas's

DEVELOPMENT CONTROL COMMITTEE 28TH FEBRUARY 2006

JOINT REPORT OF THE DIRECTOR OF LAW AND PROPERTY AND THE DIRECTOR OF THE URBAN ENVIRONMENT

ENFORCEMENT

LOCATION DESIGNER FURNITURE, OAKEYWELL STREET,
DUDLEY, DY2 8NR

REF O/013/01/02

BACKGROUND

- 1 In December 2005 it was noted that the property known as Designer Furniture, Oakeywell Street, Dudley had erected a wooden frame around the top of the unit. This frame was attached to the side walls and protruded above the top of the building by approximately 1m.
2. On the 5th January 2006 it was noted that upon the framework had been erected boarding which stretched around the full perimeter of the building. This resulted in an increase in height of the building and presented a visually unattractive feature. Upon the boards was erected the signage including one above the front elevation. This gives the appearance that the development is therefore complete.
3. Subsequently a letter was sent to the registered owners of the land on 12th January 2006. This letter advised the owners to remove the boarding and framework in its entirety. It also advised that it was unlikely that planning permission would be given for such development.

BREACH OF PLANNING CONTROL

- 4 The unauthorised erection of boarding on the building known as Designer Furniture, Oakeywell Street, Dudley, DY2 8NR, affecting the external appearance of the premises (see attached plan).

WHAT IS REQUIRED TO BE DONE

- 5 The removal of the boarding and associated framework in their entirety from the building.

TIME FOR COMPLIANCE

6 1 month

REASONS FOR ENFORCEMENT

7 The development, by reason of its design, siting and appearance results in a visually unattractive feature which is significantly detrimental to the visual appearance of the building and the area in general. As such the development is contrary to Policy DD1 of the Adopted Dudley Borough Unitary Development Plan.

Contact Officer – Mr Carl Mellor