

REASONS FOR CONDITIONS.

(a) The elimination of unexercised planning permissions.

1. In the interests of public safety and to ensure that it is used for the parking of vehicles only.
2. In the interests of the appearance of the area.
3. In the interests of public safety
4. To ensure an adequate building line and to provide for the future improvement of the highway.
5. To ensure that the dwelling is occupied by persons connected with agriculture or forestry, as the site is located in open country where residential development would not normally be permitted.

This decision is not a decision under Building Regulations.

Dated this 7th day of August, 1973

Clerk.

To Woolaways,
of 5/6 The Crescent, Taunton.
Agent for Mr. P.W. Bear,
of Hawkridge Farm, Coldridge, Crediton.

NOTE—Failure to adhere to the details of the approved plans or to comply with the above conditions constitutes a contravention of the Town and Country Planning Act, 1971, in respect of which enforcement action may be taken.

(1) If the applicant is aggrieved by the decision of the local planning authority to refuse permission or approval for the proposed development, or to grant permission or approval subject to conditions, he may appeal to the Secretary of State, Department of the Environment, in accordance with Section 36 of the Town and Country Planning Act, 1971, within six months of receipt of this notice. (Appeals must be made on a form which is obtainable from the Secretary of State, Department of the Environment, Whitehall, London, S.W.1., P 3EB. The Secretary of State has power to allow a longer period for the giving of a notice of appeal, but he will not normally be prepared to exercise this power unless there are special circumstances which excuse the delay in giving notice of appeal. The Secretary of State is not required to entertain an appeal if it appears to him that permission for the proposed development could not have been granted by the local planning authority, or could not have been so granted otherwise than subject to the conditions imposed by them, having regard to the statutory requirements to the provisions of the development order and to any directions given under the order.

(2) If permission to develop land is refused or granted subject to conditions, whether by the local planning authority or by the Secretary of State, and the owner of the land claims that the land has become incapable of reasonably beneficial use in its existing state and cannot be rendered capable of reasonably beneficial use by the carrying out of any development which has been or would be permitted, he may serve on the Council of a county district in which the land is situated, a purchase notice requiring that council to purchase his interest in the land in accordance with the provisions of Part IX of the Town and Country Planning Act, 1971.

(3) In certain circumstances, a claim may be made against the local planning authority for compensation, where permission is refused or granted subject to conditions by the Secretary of State on appeal or on a reference of the application to him. The circumstances in which such compensation is payable are set out in section 169 of the Town and Country Planning Act, 1971.

(4) If this decision contains a reference to any advice by the Ministry of Agriculture, Fisheries and Food and the applicant should decide to appeal against this decision and would wish a representative of that Ministry to attend at any inquiry, he must inform the Clerk of the County Council, County Hall, Exeter, as soon as he so decides. The Ministry representative will not be liable to cross-examination at any inquiry on questions of Ministerial policy, but only on matters of fact and expert opinion.