

INFORMATION ITEM

Alleged Unauthorised Development

East Malling &

East Malling 197

569525 155086

Larkfield

East Malling

Location:

Corio Farm 450 Watringbury Road East Malling West Malling
Kent

1. Purpose of Report:

1.1 Information update on application to regularise unauthorised uses etc.

2. The Site:

2.1 Corio Farm, Watringbury Road, East Malling.

3. History:

3.1 Site has a long history of Enforcement investigations. A Section 215 Notice required the site to be tidied was served some time ago.

4. Alleged Unauthorised Development:

4.1 Potential breach of planning control for use as builders equipment storage and allied matters (see below).

5. Determining Issues:

5.1 The site has a long history of investigations and subsequent to those investigations a Section 215 Notice was served. The detailed requirements of the Section 215 Notice have been met.

5.2 The site has been subject of continuing concern that unauthorised uses may be taken place. My investigations have led me to invite the submission of a planning application for builders storage. I had anticipated that the application would have been received some time ago but as a result of the need to clarify certain historical factors it was not received until early July. That application which is described as "change of use of farm buildings (in part retrospective) to a combination of B1; B2 and B8 uses" was validated on 5 July 2005.

5.3 Consultations are still in hand and I anticipate being able to report to a subsequent meeting of this committee although the date of reporting cannot be fixed until the outcome of all consultations and the review of any factors that may need further investigation. I have not yet reached a view on the claim that part of the use is retrospective. The implications of this issue will be dealt with in my forthcoming report.

5.4 When the matter is reported to Members I will also provide an update in relation to what has happened since the 215 Notice was complied with.

6. Recommendation:

6.1 **FOR INFORMATION.**

Contact: Aaron Hill