

**Our Ref: 04.00288.ENF**

**Enquiries to:** Robin Williams

**Date:** 24 October 2005

**Strategic Manager:** Alun Davies

**IMPORTANT THIS NOTICE  
AFFECTS YOUR PROPERTY**

Company Secretary  
Birmingham Midshires Financial Services Ltd  
C/O Halifax PLC  
Trinity Road  
Halifax  
West Yorkshire  
HX1 2RG

**Planning Services**  
Monkton Park  
Chippenham  
Wiltshire  
SN15 1ER

Tel: 01249 706640  
Fax: 01249 460810  
email: [rwilliams@northwilts.gov.uk](mailto:rwilliams@northwilts.gov.uk)  
[www.northwilts.gov.uk](http://www.northwilts.gov.uk)

Dear Sir/Madam

**PLANNING (LISTED BUILDING AND CONSERVATION AREAS) ACT 1990  
LISTED BUILDING ENFORCEMENT NOTICE**

***Listed Building at Bencroft View House, Studley Hill, Studley, Calne, Wilts SN11 9NL***

The Council has issued a Listed Building Enforcement Notice relating to the above land and I now serve on you a copy of that Notice, in view of your interest in that land. Unless an appeal is made to the Secretary of State as described below, the Notice will take effect on the date shown below and you must then ensure that the required steps for which you may be held responsible are taken within the period or periods specified in the Notice.

If you wish to appeal against the Notice, you or your agent should complete the attached appeal form and send one copy to the Planning Inspectorate, Customer Support Unit, Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN or an appeal can be submitted on-line at [www.planning-inspectorate.gov.gsi.uk](http://www.planning-inspectorate.gov.gsi.uk). A copy of the appeal form will also be required for the Council. The Planning Inspectorate will need a copy of the Notice and a spare copy for this use is enclosed. The statutory grounds of appeal available are set out in Section 39 of the Act, which are shown in section 8 of the appeal form. **ANY APPEAL MUST BE SENT TO THE PLANNING INSPECTORATE BEFORE THE NOTICE TAKES EFFECT.**

There is a requirement on the Council to specify the reasons why the local planning authority consider it expedient to issue the Notice and these reasons are set out in the Notice.

Yours faithfully

  
**Charles Pescod**  
Implementation Team Leader  
(Development Control, Listed Buildings and Enforcement)

**DATE ON WHICH THE NOTICE TAKES EFFECT AND BEFORE WHICH ANY APPEAL  
MUST BE RECEIVED 5 December 2005**



**Our Ref: 04.00288.ENF**

**Enquiries to:** Robin Williams

**Date:** 24 October 2005

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Mrs Tracy Trowsdale  
Bencroft View House  
Studley  
Calne  
Wilts SN11 9NL

**Planning Services**  
Monkton Park  
Chippenham  
Wiltshire  
SN15 1ER

Tel: 01249 706640

Fax: 01249 460810

email: [rwilliams@northwilts.gov.uk](mailto:rwilliams@northwilts.gov.uk)

[www.northwilts.gov.uk](http://www.northwilts.gov.uk)

Dear Madam

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LISTED BUILDING ENFORCEMENT NOTICE**

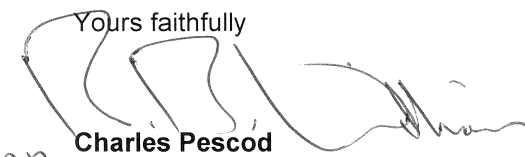
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**Enquiries to:** Robin Williams

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Bencroft View House  
Studley  
Calne  
Wilts SN11 9NL

**Planning Services**

Monkton Park  
Chippenham  
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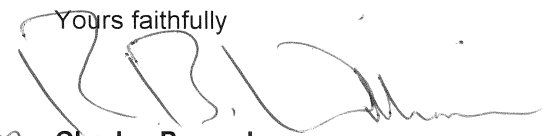
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Implementation Team Leader  
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INVESTOR IN PEOPLE

**04/00288/ENF**

**PLANNING (LISTED BUILDING AND  
CONSERVATION AREAS) ACT 1990  
LISTED BUILDING ENFORCEMENT NOTICE**

**Building at Bencroft View House, Studley Hill, Studley, Calne, Wiltshire, SN11  
9NL**

**WHEREAS**

It appears to the North Wiltshire District Council ("the Council") being the Local Planning Authority for the purposes of Section 38 of the Planning (Listed Building And Conservation Areas) Act 1990 ("the Act") in this matter, that works have been or are being executed to the listed building described in Schedule 1 overleaf, such as to involve a contravention of Section 7 of the Act.


The contravention which appears to have taken place is described in Schedule 2 overleaf.

The Council consider it expedient, having regard to the effect of the said works on the character of the listed building as one of special architectural or historic interest and to all other material considerations, to issue this listed building enforcement notice, in exercise of their powers in the said Section 38 for the reasons set out in this notice.

**NOTICE IS HEREBY GIVEN that the Council require that the steps specified in Schedule 3 overleaf be taken for the purposes set out in that Schedule within the period or periods there specified by the date on which this notice takes effect.**

Subject to the provisions of Section 39 of the Act

*THIS NOTICE SHALL TAKE EFFECT ON 5 December 2005*

  
**Signed .....**  
**On behalf of North Wiltshire District Council**

**Date .....** *24th October 2005*

Monkton Park, Chippenham  
Wiltshire SN15 1ER

### ***SCHEDULE 1 – THE BUILDING TO WHICH THIS NOTICE RELATES***

Building at Bencroft View House, Studley Hill, Studley, Calne, SN11 9NL shown hatched on the attached plan.

### ***SCHEDULE 2 – THE CONTRAVENTION***

Without listed building consent, the extension of the building by the works shown cross-hatched on the attached plan.

### ***SCHEDULE 3 – REASONS FOR ISSUING THIS NOTICE***

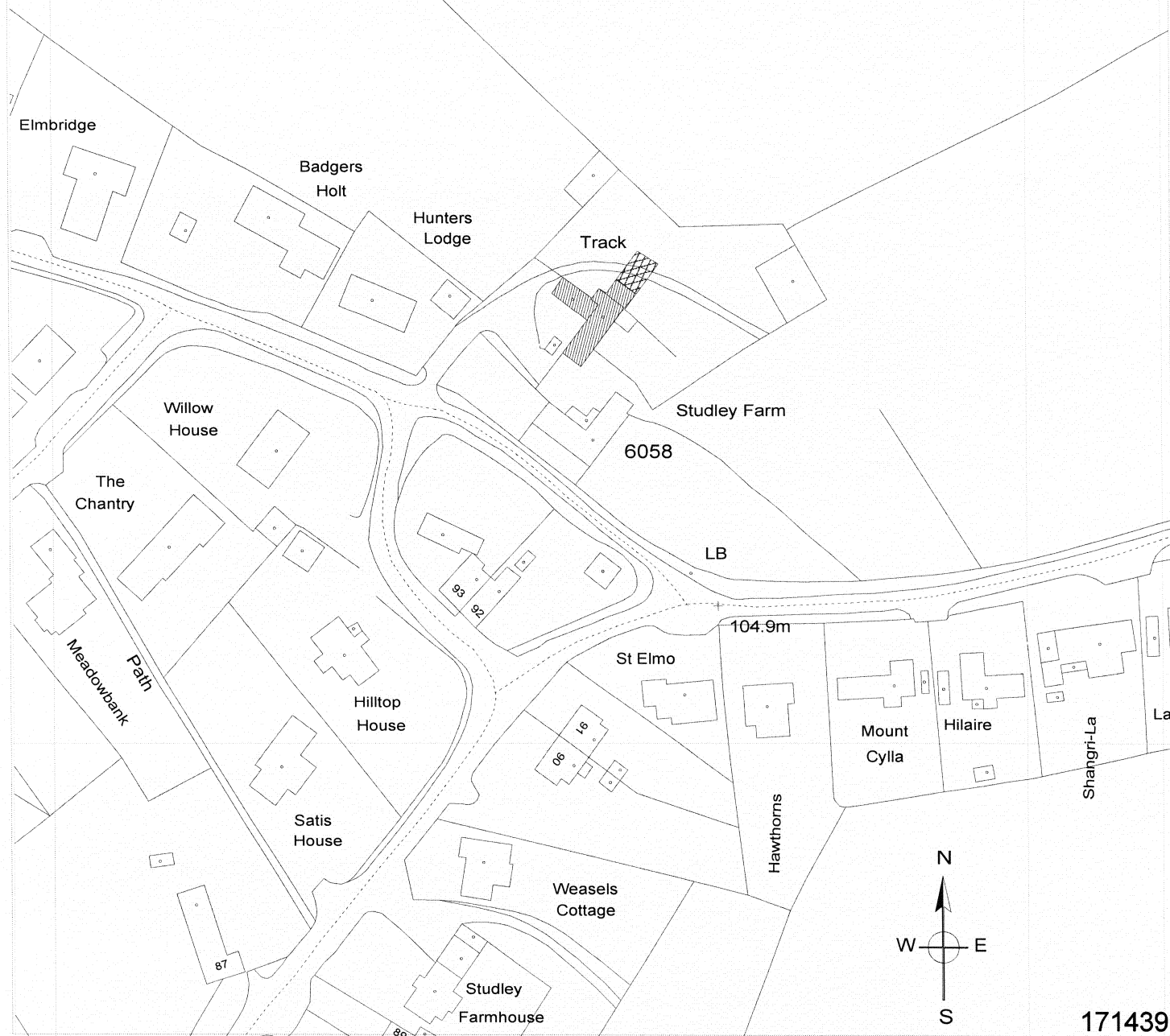
The size of the extension and its external appearance, particularly the stonework and coursing details, significantly detract from the appearance and character of the listed building and adjacent listed buildings contrary to policy HE7 of the Wiltshire Structure Plan 2011, policies RB10 and RB11 of the North Wiltshire Local Plan 2001 and policy HE4 of the North Wiltshire Local Plan 2011 revised deposit draft.

### ***SCHEDULE 3 – STEPS REQUIRED TO BE TAKEN TO REMEDY THE BREACH***

- a) Demolish the extension including all foundations and floor slab to a depth of at least 300mm below natural ground level.
- b) Remove all demolition materials from the site.
- c) Restore the original hipped gabled end of the listed building where the unauthorised extension currently joins it in stonework matching that of the original building in terms of type, colour, size and bedding of stone, coursing, jointing, pointing and mortar mix, unless otherwise agreed in writing by the Council prior to commencing the works.
- d) Restore the original hipped roof of the listed building where the unauthorised extension currently joins with roof tiles and finished detailing matching the existing roof of the building in colour, texture and size unless otherwise agreed in writing by the Planning Authority.
- e) Restore the area that was occupied by the unauthorised extension with top soil and seed with grass.

***TIME FOR COMPLIANCE*** – Four months from the date that this notice takes effect.

# Listed Building Enforcement Notice



*North  
Wiltshire  
District  
Council*

Bencroft View House, Studley Hill, Studley, Calne, Wilts SN11 9NL  
SCALE: 1:1250

Grid Ref: ST9640 7165 04/00288/ENF

Planning Services 24.10.05

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NORTH WILTSHIRE DISTRICT COUNCIL- DWIL203 2005