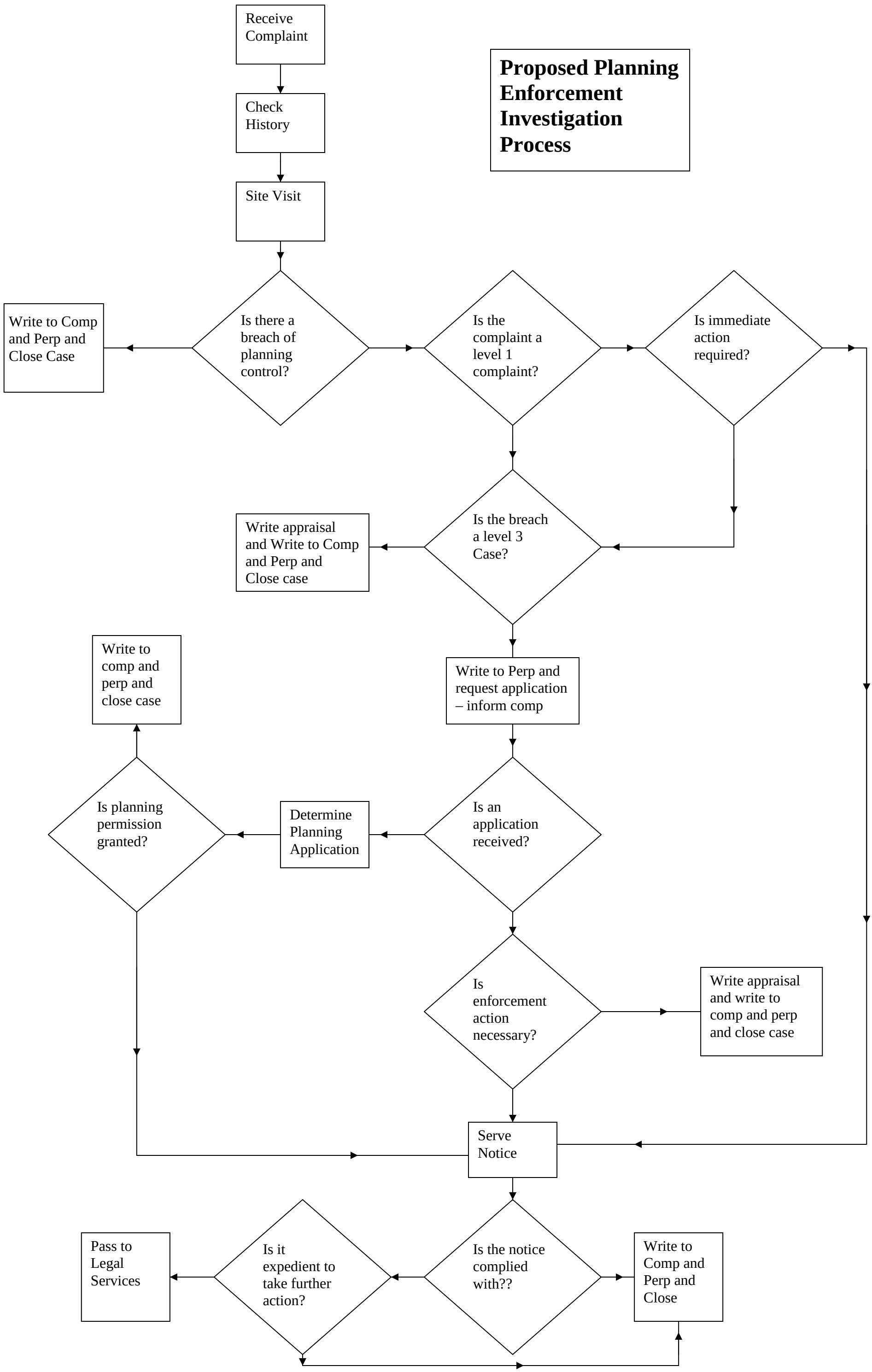Proposed Planning Enforcement Investigation Process