

Application for a Lawful Development Certificate for a Proposed use or development.

Town and Country Planning Act 1990: Section 192, as amended

by section 10 of the Planning and Compensation act 1991.

Town and Country Planning (Development Management Procedure) (England) Order 2015

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website.

If you require any further clarification, please contact the Authority's planning department.

1. Applicant Name, Address and Contact Details

Title:	Mr	First Name:	Barry	Surname:	Dennis
Company name:					
Street address:	16				
	Hayhurst Road				
Town/City:	Whalley				
Country:					
Postcode:	BB7 9RL				
Are you an agent acting on behalf of the applicant?				☐ Yes	☒ No

2. Agent Name, Address and Contact Details

No Agent details were submitted for this application

3. Site Address Details

Full postal address of the site (including full postcode where available)

House:		Suffix:	
House name:			
Street address:	Hayhurst Road		
Town/City:	Whalley		
Postcode:	BB7 9RL		

Description of location or a grid reference
(must be completed if postcode is not known):

Easting:	373376
Northing:	436791

Description:

4. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☐ Yes ☒ No

5. Lawful Development Certificate - Interest in Land

Please state the applicant's interest in the land:

☒ a) Owner ☐ b) Lessee ☐ c) Occupier ☐ d) Other

6. Authority Employee/Member

With respect to the Authority, I am:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

Do any of these statements apply to you?

☐ Yes ☒ No

7. Grounds for Application

Information about the existing use(s)

Please explain why you consider the existing or last use of the land is lawful, or why you consider that any existing buildings, which it is proposed to alter or extend are lawful:

We consider the proposed development to be lawful because we wish only to extend within the % allowable by law. We are applying for a Certificate of Permitted Development to confirm legally that we are correct in our calculations and to ensure that should we wish to sell our property in the future we will be able to prove to any potential buyer that the development was lawful.

Please list the supporting documentary evidence (such as a planning permission) which accompanies this application:

1. Drawing of existing building
2. Drawing of proposed building
3. Location plan
4. Building Control Details Plan
5. Building Controls Details Sections

If you consider the existing or last use is within a 'Use Class' in the Town and Country Planning (Use Classes) Order 1987 (as amended) state which one:

Information about the proposed use(s)

If you consider the proposed use is within a 'Use Class' in the Town and Country Planning (Use Classes) Order 1987 (as amended), state which one:

Is the proposed operation or use:

☒ Permanent ☐ Temporary

Why do you consider that a Lawful Development Certificate should be granted for this proposal?

We consider the proposed development to be lawful because we wish only to extend within the % allowable by law. We are applying for a Certificate of Permitted Development to confirm legally that we are correct in our calculations and to ensure that should we wish to sell our property in the future we will be able to prove to any potential buyer that the development was lawful.

8. Description of Proposal

Does the proposal consist of, or include, the carrying out of building or other operations?

☒ Yes ☐ No

If Yes, please give detailed descriptions of all such operation and indicate on your plans (includes describing any proposal to alter or create a new access, layout or any new street; construct any associated hardstandings; means of enclosure; or draining the land/building)

Removal of existing kitchen conservatory and replacement. New structure to have solid pitched roof and with extended footprint.
Creation of a doorway between house and garage
Removal of some existing internal wall and replacement with steel beams such as to create a single room from existing kitchen and utility room.
Blocking of existing side door and window
Extension to existing garage and creation of a utility room with door and window to front.
Removal of patio door to converted element of existing garage and replacement with windows

Does the proposal consist of, or include, a change of use of the land or building(s)?

☐ Yes ☒ No

8. Description of Proposal

Has the proposal been started?

☒ Yes ☐ No

9. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☒ Yes ☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

☐ The agent ☒ The applicant ☐ Other person

10. Declaration

I/we hereby apply for a Lawful Development Certificate as described in this form and the accompanying plans/ drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.



Date

16/04/2018

Warning:

The amended section 194 of the 1990 Act provides that it is an offence to furnish false or misleading information or to withhold material information with intent to deceive. Section 193(7) enables the authority to revoke, at any time, a certificate they may have issued as a result of such false or misleading information.