

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:	Christopher	Surname:	Beale
Company name:					
Street address:	6				
	Elgin Park			Telephone number:	
	Redland			Mobile number:	
Town/City:	BRISTOL			Fax number:	
Country:				Email address:	
Postcode:	BS6 6RU				
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:	31	Suffix:	
House name:			
Street address:	Itchenor Road		
Town/City:	HAYLING ISLAND		
Postcode:	PO11 9SN		

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

Easting:	474611
Northing:	98655

Description:

4. Pre-application Advice

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

☒ Yes ☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title:

First name:

Surname:

Reference:

Date (DD/MM/YYYY): (Must be pre-application submission)

Details of the pre-application advice received:

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 are domiciled in Bristol but have a holiday home at 31 Itchenor Road, Hayling Island, PO11 9SN. The house has been in the family's possession since it was built in the late 1960s, and has been used every year as a holiday home. We have no reason to suppose there is anything 'unlawful' about the property, the existing house or our use of it. We do not propose to alter or extend the house.

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

Out letter to you of 27 January 2014
Your reply ref GEN/14/00140 of 5 February 2014
Our letter to you of 17 February 2014
Your reply ref GEN/14/00140 of 20 February 2014

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 now have quite a number of grandchildren and would like to make more use of the garden to the rear. Thus we would like to install a 'garden room' - see previous correspondence GEN/14/00140 of 5 and 20 February 2014. We propose to erect a 'log cabin' garden room and have checked its dimensions against the stipulations in your letter and against those in current guidance - Permitted development rights for householders Class E. We believe that the proposal is compliant. You should note that we wish to install electricity, running water and a lavatory in the cabin, all of which will be connected to the services in, and thus ancillary to, our existing residence. The referenced correspondence expressed the Enquiry Officer's view that the proposed works would be lawful and suggested that we could seek a formal development certificate - hence this application.

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)

We would like to erect a Dalton Log Cabin manufactured by Woodlands Homecare Ltd. Its approximate dimensions are 6m long by 4.8m wide, and no part of the roof exceeds 2.5m in height.

Does the proposal consist of, or include, a change of use of the land or building(s)? ☐ Yes ☒ No

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

14/05/2017

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.