



Town & Country Planning Act 1990: Section 192 as amended by section 10 of the Planning and Compensation Act 1991

Application for Certificate of Lawfulness for a Proposed use or Operation

DECISION NOTICE

Application Ref: CM/4/12/CLP

To Addressee

Pope Stevens Architecture
2 Beech Avenue
Chichester
West Sussex
PO19 3DR

Site Address

1 The Hamlet
Climping
BN17 5RY

Description of Application

Application for a Certificate of Lawfulness for a proposed orangery at rear of property.

The Arun District Council hereby certify that on the 21st March 2012 the use hereby described in the First Schedule hereto in respect of the land specified in the Second Schedule hereto and edged boldly on the plan attached to this certificate was lawful within the meaning of section 191 of the Town and Country Planning Act 1990 (as amended), for the following reason:-

The proposed extension accords with the parameters set out in The Town and Country Planning (General Permitted Development) (Amendment) (No. 2) (England) Order 2008 Article 3 Part 1 Class A and, as such, does not require planning permission.

EXTENT OF USE

The development involves a single-storey extension to the rear of the original dwelling

FIRST SCHEDULE

The development measures approximately 5 metres in width by 3.65 metres in depth, within the maximum permitted amount of 4 metres. Eaves height/flat roof surface will be at approximately 2.9 within threshold for eaves height of 3 metres whilst the apex of the lantern roof light at approximately 3.3 metres, within the maximum roof height allowance of 4 metres.

The extension will be for domestic use, associated with No. 1 The Hamlet.

SECOND SCHEDULE

1 The Hamlet, Climping, West Sussex, BN17 5RY

IT IS IMPORTANT THAT YOU READ THE NOTES ATTACHED TO THIS DOCUMENT

Head of Planning Services
Arun District Council
The Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF

Case Officer: Mr J Smith

Date of Decision:

11 May 2012



Karl Roberts
Assistant Director Planning Services &
Housing Strategy

NOTES RELATING TO CERTIFICATE OF PROPOSED LAWFUL USE OR DEVELOPMENT

TOWN & COUNTRY PLANNING ACT 1990

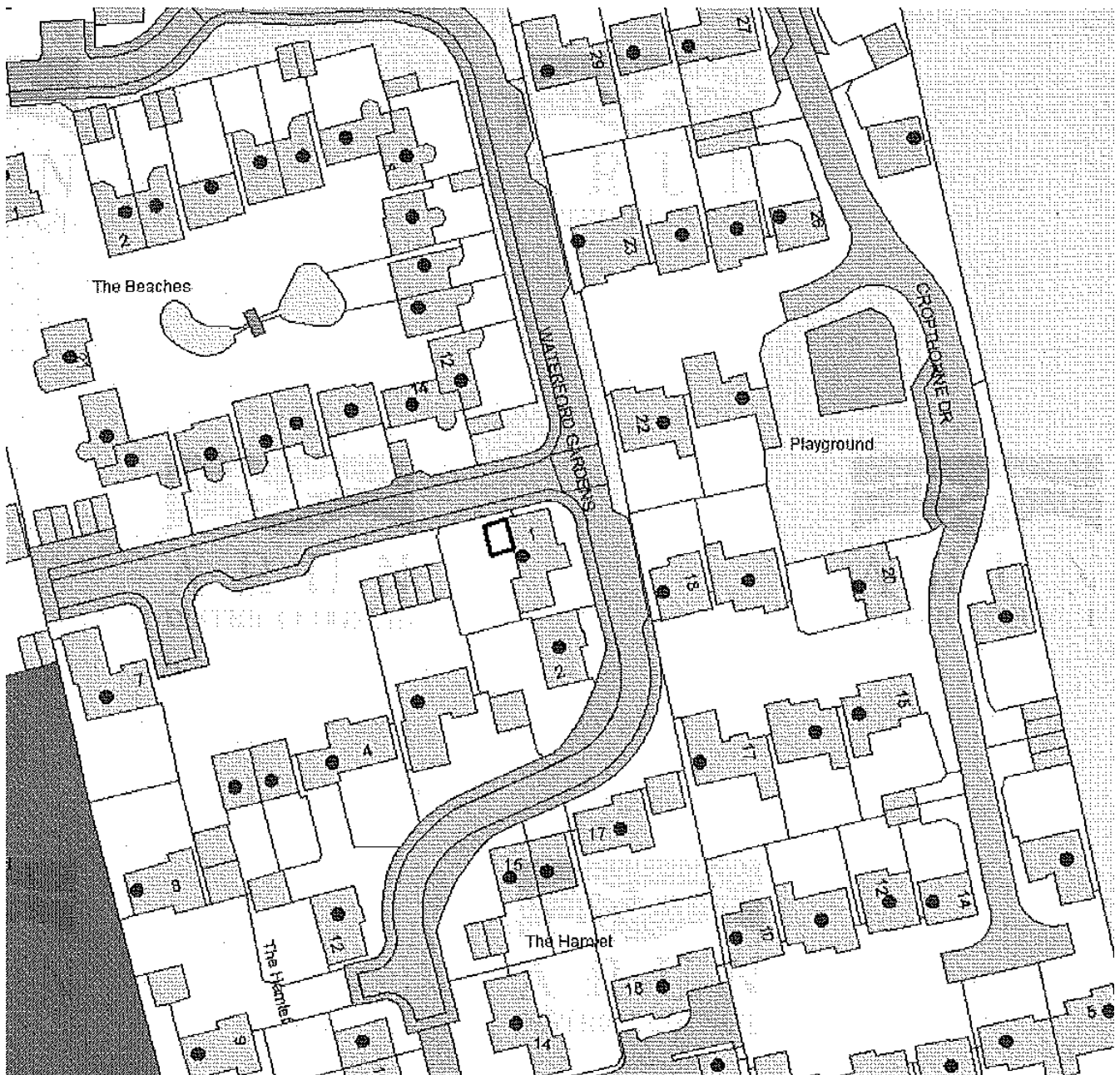
This certificate is issued solely for the purpose of section 192 of the Town & Country Planning Act 1990 (as amended).

It certifies that the use, operation or matter specified in the First Schedule taking place on the land described in the Second Schedule was lawful, on the specified date and therefore, would not have been liable to enforcement action under section 172 of the 1990 Act on that date.

This Certificate applies only to the extent of the use, operation or matter described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any use, operation or matter which is materially different from that described or which relates to other land may render the owner or occupier liable to enforcement action.

The effect of the certificate is also qualified by the proviso in section 192(4) of the 1990 Act, as amended, which states that the lawfulness of a described use or operation is only conclusively presumed where there has been no material change, before the use is instituted or the operations began, in any of the matters relevant to determining such lawfulness.

Please note that this decision notice only relates to matters under the Planning Acts and does not give consent under any other legislation that may apply to the development. You will need to carry out your own checks to determine whether any other consents or permissions are required. For example, the Building Regulations are likely to apply to most developments, and a Highways Licence may be required from West Sussex County Council for any development within the public highway (including the placing of skips on highway land).



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