

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.

Applicant Name, Address and Contact Details

Title:		First Name:		Surname:	
Company name:	The Southern Co-operative Ltd				
Street address:	1000 Lakeside				
	Western Road				
Town/City:	Portsmouth				
Country:					
Postcode:	PO6 3FE				
Are you an agent acting on behalf of the applicant?				☒ Yes ☐ No	

Agent Name, Address and Contact Details

Title:	Mr	First Name:	Matt	Surname:	Holmes
Company name:	Chapman Lily Planning Ltd				
Street address:	Unit 5 Designer House				
	Sandford Lane				
Town/City:	Wareham				
Country:					
Postcode:	BH20 4DY				

*Lawful development certificate for a proposed
change of use of first floor to self contained flat.*

Site Address Details

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

House:	107	Suffix:	
House name:			
Street address:	Felpham Way		
Town/City:	Felpham		
Postcode:	PO22 8QB		

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

Eastings:	495833
Northing:	100238

Description:

Pre-application Advice

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

☐ Yes ☒ No

Lawful Development Certificate - Interest in Land

Please state the applicant's interest in the land:

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

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

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:

The site has a long standing permission and use for retail purposes.

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

Do 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)

Do 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?

Schedule 2, Part 3, Class G of the Town and Country Planning (General Permitted Development) (England) Order 2015 refers to changes of use from retail to mixed use. The Order permits the change of use of a shop (use class a1) to a mixed use for any purpose within use class A1 and as up to two flats.

3. Grounds for Application

The conditions on class G set out that some or all of the parts of the building used as a shop must be situated on a floor below the lowest part of the building used as a flat, and that where there is a display window no part of the ground floor may be used as a flat.

This application proposes to convert the first floor space of the building to a single flat and therefore meets the conditions set out in class G.

4. Description of Proposal

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

☐ Yes ☒ No

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

☒ Yes ☐ No

If Yes, please give a full description of the scale and nature of the proposed use, including the processes to be carried out, any machinery to be installed and the hours the proposed use will be carried out:

Change of use of the first floor of the building to a self contained flat. The flat will be accessed via the existing external staircase to the property. The certificate of lawfulness relates to the change of use only and any external changes to the building that require planning permission will be subject to a separate application.

If Yes, fully describe the existing or the last known use, with the date when this use ceased:

The first floor of the building has previously formed a part of the retail unit but is redundant space.

Has the proposal been started?

☐ Yes ☒ No

5. 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

6. Declaration

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

19/04/2018

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.

