

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. Site Address

Number	3
Suffix	
Property name	Cheval De Mer
Address line 1	Culver Road
Address line 2	
Address line 3	
Town/city	Felpham
Postcode	PO22 7EF
Description of site location must be completed if postcode is not known:	
Easting (x)	495137
Northing (y)	99547
Description	

2. Applicant Details

Title	Mr & Mrs
First name	
Surname	Buckley
Company name	
Address line 1	Cheval De Mer, 3, Culver Road
Address line 2	
Address line 3	
Town/city	Felpham

2. Applicant Details

Country	
Postcode	PO22 7EF
Are you an agent acting on behalf of the applicant?	
☒ Yes ☐ No	
Primary number	
Secondary number	
Fax number	
Email address	

3. Agent Details

Title	Mrs
First name	Morag
Surname	Hoppe
Company name	Stuart Radley Associates Limited
Address line 1	Unit 5 Tungsten Building
Address line 2	George Street
Address line 3	Portslade
Town/city	Brighton
Country	
Postcode	BN41 1RA
Primary number	
Secondary number	
Fax number	
Email	

4. 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 description of all such operations (includes the need to describe any proposal to alter or create a new access, layout any new street, construct any associated hard-standings, means of enclosure or means of draining the land/buildings) and indicate on your plans (in the case of a proposed building the plan should indicate the precise siting and exact dimensions)

Proposed addition of a side dormer to the roof on the west elevation of the dwellinghouse.

Proposed removal of a small section of the existing false mansard on the rear elevation of the ground floor annexe to provide access to the existing flat roof.

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

5. Grounds for Application

Information about the existing use(s)

5. Grounds for Application

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 property is a detached two storey dwellinghouse and falls under Class Use C3.

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

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:

C3 - Dwellinghouses

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:

C3 - Dwellinghouses

Is the proposed operation or use

☒ Permanent ☐ Temporary

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

The house is not listed and is not situated in a conservation area.

The volumetric allowance of the proposed dormer plus previous roof additions falls within the 50 cubic metre allowance.

The proposed dormer is set back on the side elevation and is not on the principal elevation.

The height of the proposed flat dormer roof is well below the highest point of the main roof.

Proposed materials will match existing materials. The glazing to the new windows will be obscure level 3 glass and all opening sections will be a minimum of 1.7m above finished floor level.

6. 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?

- ☒ The agent
☒ The applicant
☐ Other person

7. Pre-application Advice

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

☐ Yes ☒ No

8. Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

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

It is an important principle of decision-making that the process is open and transparent.

☐ Yes ☒ No

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

9. Interest in the Land

Please state the applicant's interest in the land

- ☒ Owner
☐ Lessee
☐ Occupier
☐ Other

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 (cannot be pre-application)

29/06/2020