EASTLEIGH BOROUGH COUNCIL

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 2010: ARTICLE 35

CERTIFICATE OF LAWFUL PROPOSED USE OR DEVELOPMENT

Application number: U/14/75686

Eastleigh Borough Council hereby certify that on 08 December 2014 the operations described in the First Schedule to this Certificate in respect of the land specified in the Second Schedule to this Certificate and edged red on the plan attached to this Certificate would have been lawful within the meaning of section 192 of the Town and Country Planning Act 1990 (as amended) for the following reasons:

The Council is satisfied that the proposed operations described in the First Schedule are permitted development under Class A, Class B and Class C of Part 1 of Schedule 2 to the Town and Country Planning (General Permitted Development) Order 1995, as amended.

Signed: _____ (Council's Authorised Officer)

Allan Richard Ward
Head of Legal and Democratic Services
On behalf of Eastleigh Borough Council

Date: 22 January 2015

FIRST SCHEDULE

Proposed single storey side extension to form new porch, hip to gable roof alterations, rooflight and conversion of garage to study and bathroom as detailed on the drawings submitted in the application which are labelled 14067-PL300, 14067-PL301, 14067-PL302, 14067-PL303, 14067-EX100, 14067-EX101 and 14067-EX102 subject to the materials used in any exterior work being of a similar appearance to those used in the construction of the exterior of the existing dwellinghouse and subject to such rooflight being obscure glazed, and non-opening unless the parts of the window which can be opened are more than 1.7 metres above the floor of the room in which the window is installed

SECOND SCHEDULE

46 Pitmore Road, Eastleigh, Hampshire SO50 4LW

Notes

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

2. It certifies that the operations specified in the First Schedule taking place on the land described in the Second Schedule would have been 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.

3. This certificate applies only to the extent of the operations described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any operations which are materially different from those described or which relate to other land may render the owner or occupier liable to enforcement action.

4. The effect of the certificate is also qualified by the proviso in section 192(4) of the 1990 Act, 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 are began, in any of the matters relevant to determining such lawfulness.



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EASTLEIGH BOROUGH COUNCIL

U/14/75686

Title:

46 Pitmore Road,
Eastleigh

Scale:
1:1250

Map Ref:
SU4521SE

Date:
13/01/2015

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