CERTIFICATE OF LAWFUL USE OR DEVELOPMENT (PROPOSED)

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) Order 2010: Article 35

To:
Morley
37
Bradshaw Road
Walshaw
Tottington
BL8 3PW

Application Number: 65839

Date of Registration: 27/08/2020

First Schedule

Proposed lawful development certificate to erect a summerhouse in our back garden. This will be a wooden building on a plastic shed base filled with hardcore. There will be no additional drainage requirements or extra access requirements. The summerhouse will solely be used by my family and friends for domestic use. The construction will be no larger than 2.5 metres wide by 1.85 metres deep by 2.5 metres high.

Second Schedule

37 Bradshaw Road, Walshaw, Tottington, Bury, BL8 3PW

Bury Metropolitan Borough Council hereby certifies that on 27/08/2020 the matter described in the First Schedule in respect of the land specified in the Second Schedule and edged red on the plan attached to this certificate is **Lawful Development** within the meaning of Section 192 of the Town and Country Planning Act 1990 (as amended), for the following reason(s):

1 The proposal as described in the First Schedule, is deemed to be 'Permitted Development' having regard Article 3, Schedule 2, Part 1, Class E of The Town and Country Planning (General Permitted Development) (England) Order 2015.

Applicant Plan Numbers:
0209/027
0209/027
Notes to Applicant

1. This certificate is issued soley for the purposes of Section 191/192 of the Town and Country Planning Act 1990 (as amended).

2. It certifies that the matter described in the First Schedule and to the land specified in the Second Schedule was lawful, on the specified date and, thus, was not liable to enforcement action under section 172 of the 1990 Act on that date.

3. This certificate applies only to the extent of the matter described in the First Schedule and to the land specified in the Second Schedule and identified on the

attached plan. Any development or use materially different from that 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, 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 begun, in any of the matters relevant to determining such lawfulness.

NOTES TO APPLICANT
Not Applicable

Signed:

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On behalf of the Council

Date of Decision: 16/10/2020