



TENDRING DISTRICT COUNCIL

Planning Services

Council Offices, Thorpe Road, Weeley, Clacton-on-Sea, Essex CO16 9AJ

APPLICANT: Sarah Rouse
Avon Cottage
Holland Road
Holland
Little Clacton
CO16 9QG

AGENT:

CERTIFICATE OF LAWFUL USE OR DEVELOPMENT

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED) SECTION 191

APPLICATION NO: 21/00034/LUEX

DATE REGISTERED: 22nd January 2021

Town and Country Planning (Development Management Procedure) Order 2010: Article 35

CERTIFICATE OF LAWFUL USE OR DEVELOPMENT

The Tendring District Council certify that on 22nd January 2021 the 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, was lawful within the meaning of Section 191 of the Town and Country Planning Act 1990 (as amended), for the following reason(s):

1 The Local Planning Authority has no evidence itself, nor any from others, to contradict or otherwise make the applicant's version of events less than probable that Unit 4A, Norwood Lodge, Bentley Road, Weeley, CO16 9BX has been used as for Class B2 purposes to include vehicle repair workshop and ancillary MOT testing (use class B2 (General Industrial) for a period of 10 years, that this use has not been supervened by another material change of use and nor has it been abandoned.

DATED: 9th March 2021

SIGNED:

Graham Nourse
Assistant Director
Planning Service

FIRST SCHEDULE

Continued use of unit for Class B2 purposes to include vehicle repair workshop and ancillary MOT testing.

SECOND SCHEDULE

Unit 4A Norwood Lodge Bentley Road Weeley

Notes

1. This certificate is issued solely for the purpose of Section 191 of the Town and Country Planning Act 1990 (as amended).
2. It certifies that the specified in the First Schedule taking place on the land described 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 described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any [use] [operations] [matter]* which is materially different from that described or which relates to other land may render the owner or occupier liable to enforcement action.

