



TENDRING DISTRICT COUNCIL

Planning Services

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

AGENT:	Mr Chris Robards - Ridgeway Building Design Ltd 40 Top Road Tollshunt Knights Maldom United Kingdom CM9 8EU	APPLICANT:	Mr and Mrs H Cronin Pippins Heath Road Bradfield Manningtree Essex CO11 2XJ
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CERTIFICATE OF LAWFULNESS OF PROPOSED USE OR DEVELOPMENT

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED) SECTION 192

APPLICATION NO: 21/01309/LUPROP **DATE REGISTERED:** 22nd July 2021

The Tendring District Council certify that on 22nd July 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, would have been lawful within the meaning of Section 192 of the Town and Country Planning Act 1990 (as amended), for the following reason(s):

1 The proposed development constitutes Permitted Development by virtue of the provisions of Schedule 2, Part 1 Classes B & C of the Town & Country planning (General Permitted Development) (England) Order 2015 (as amended). Subject to the conditions set in part B.2 and C.2.

DATED: 16th September 2021

SIGNED:

Graham Nourse
Assistant Director
Planning Service

FIRST SCHEDULE

Proposed loft conversion including a rear facing dormer and front facing roof lights.

SECOND SCHEDULE

Pippins Heath Road Bradfield Manningtree

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 use specified in the First Schedule taking place on the land described in the Second Schedule would have been 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 use described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any use which is materially different from that described or which relates 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 on 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.

