



East Herts Council
Wallfields, Pegs Lane
Hertford, Herts
SG13 8EQ
Tel: 01279 655261

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	<input type="text" value="20"/>
Suffix	<input type="text"/>
Property name	<input type="text"/>
Address line 1	<input type="text" value="Springhall Road"/>
Address line 2	<input type="text"/>
Address line 3	<input type="text"/>
Town/city	<input type="text" value="Sawbridgeworth"/>
Postcode	<input type="text" value="CM21 9ET"/>
Description of site location must be completed if postcode is not known:	
Easting (x)	<input type="text" value="548154"/>
Northing (y)	<input type="text" value="214522"/>
Description	<input type="text"/>

2. Applicant Details

Title	<input type="text" value="Mr and Mrs"/>
First name	<input type="text"/>
Surname	<input type="text" value="Wheeldon"/>
Company name	<input type="text"/>
Address line 1	<input type="text" value="20, Springhall Road"/>
Address line 2	<input type="text"/>
Address line 3	<input type="text"/>
Town/city	<input type="text" value="Sawbridgeworth"/>

2. Applicant Details

Country	<input type="text"/>
Postcode	<input type="text" value="CM21 9ET"/>
Are you an agent acting on behalf of the applicant?	<input checked="" type="radio"/> Yes <input type="radio"/> No
Primary number	<input type="text"/>
Secondary number	<input type="text"/>
Fax number	<input type="text"/>
Email address	<input type="text"/>

3. Agent Details

Title	<input type="text" value="Miss"/>
First name	<input type="text" value="Mette"/>
Surname	<input type="text" value="Pedersen"/>
Company name	<input type="text" value="Aroland Design"/>
Address line 1	<input type="text" value="8 Granary Court"/>
Address line 2	<input type="text" value="Bell Street"/>
Address line 3	<input type="text"/>
Town/city	<input type="text" value="Sawbridgeworth"/>
Country	<input type="text" value="United Kingdom"/>
Postcode	<input type="text" value="CM21 9QH"/>
Primary number	<input type="text"/>
Secondary number	<input type="text"/>
Fax number	<input type="text"/>
Email	<input type="text"/>

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)

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

Existing use of the building is C3 - Dwellinghouses and will remain C3.

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

Existing and Proposed Drawings:

- 0225_0020_P_Existing OS map and block plan.
- 0225_0021_P_Proposed OS map and block plan.
- 0225_0100_P_Existing Plans.
- 0225_0101_P_Existing Roof Plan_Section AA.
- 0225_0200_P_Ex_Elevations.
- 0225_1100_P_Garage-Proposed Plans.
- 0225_1101_P_Garage-Proposed Roof Plan_Section AA.
- 0225_1201_P_Garage-Proposed Elevations.

Select the use class that relates to the existing or last use. Please note that following changes to Use Classes on 1 September 2020, the list includes the now revoked Use Classes A1-5, B1, and D1-2 that should not be used in most cases. Also, the list does not include the newly introduced Use Classes E and F1-2. To provide details in relation to these or any 'Sui Generis' use, select 'Other' and specify the use where prompted. See help for more details on Use Classes.

C3 - Dwellinghouses

Information about the proposed use(s)

Select the use class that relates to the proposed use. Please note that following changes to Use Classes on 1 September 2020, the list includes the now revoked Use Classes A1-5, B1, and D1-2 that should not be used in most cases. Also, the list does not include the newly introduced Use Classes E and F1-2. To provide details in relation to these or any 'Sui Generis' use, select 'Other' and specify the use where prompted. See help for more details on Use Classes.

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 proposed development should be granted a Lawful Development Certificate as it meets the requirements under General Permitted Development Class A and Class C;

Under 'Class A' the proposed extension meets the following criteria:

1. The alterations do not enlarge the existing dwellinghouse within the curtilage.
2. The altered part of the dwellinghouse is within 2 metres of the boundary of the curtilage of the dwellinghouse, and the height of the eaves for all parts of the altered part does not exceed 3 metres.
3. The materials to be used in the exterior work are of a similar appearance to those used in the construction of the exterior of the existing dwellinghouse.

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

8. Authority Employee/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)

19/01/2021