

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) (Wales) Order 2012

**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 Details**

|                |                      |
|----------------|----------------------|
| Number         | 39                   |
| Suffix         |                      |
| Property name  |                      |
| Address line 1 | Fairwater Grove East |
| Address line 2 | Llandaff             |
| Town/city      | Cardiff              |
| Postcode       | CF5 2JS              |

Description of site location must be completed if postcode is not known:

|              |        |
|--------------|--------|
| Easting (x)  | 314734 |
| Northing (y) | 177546 |

Description

|  |
|--|
|  |
|--|

**2. Applicant Details**

|                |                          |
|----------------|--------------------------|
| Title          |                          |
| First name     |                          |
| Surname        | EVAS                     |
| Company name   |                          |
| Address line 1 | 39, Fairwater Grove East |
| Address line 2 | Llandaff                 |
| Address line 3 |                          |
| Town/city      | Cardiff                  |

2. Applicant Details

|                  |         |
|------------------|---------|
| Country          |         |
| Postcode         | CF5 2JS |
| Primary number   |         |
| Secondary number |         |
| Email address    |         |

Are you an agent acting on behalf of the applicant? ☒ Yes ☐ No

3. Agent Details

|                  |                          |
|------------------|--------------------------|
| Title            | Mr                       |
| First name       | Rhys                     |
| Surname          | Hughes                   |
| Company name     | HAFREN DESIGNS           |
| Address line 1   | 70 HEOL HIR              |
| Address line 2   |                          |
| Address line 3   |                          |
| Town/city        | Cardiff                  |
| Country          | Cardiff County Council   |
| Postcode         | CF14 5AB                 |
| Primary number   | 07788314540              |
| Secondary number |                          |
| Email            | HAFRENDDESIGNS@GMAIL.COM |

4. Description of Proposal

|   |   |
|---|---|
| Does the proposal consist of, or include, the carrying out of building or other operations? | <input type="radio"/> Yes <input checked="" type="radio"/> No |
| Does the proposal consist of, or include, a change of use of the land or building(s)?       | <input type="radio"/> Yes <input checked="" type="radio"/> No |
| Has the proposal been started?  | <input type="radio"/> Yes <input checked="" type="radio"/> No |

5. Grounds for Application

Information about the existing use(s)

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

THE BUILDING IS C3 USE CLASS AND IT HAS BEEN SINCE THE BUILDING WAS ERECTED.

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

EXSTING AND PROPOSED - PLANS & ELEVATIONS

## 5. Grounds for Application

If you consider the existing or last use is within a 'Use Class' in the Town and Country Planning (Use Classes) Order 1987 (as amended) state which one:

C3 - Dwellinghouses

### Information about the proposed use(s)

If you consider the proposed use is within a 'Use Class' in the Town and Country Planning (Use Classes) Order 1987 (as amended), state which one:

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 EXTENSION EXTENDS 4M FROM THE REAR AND DOES NOT EXCEED ANY HEIGHTS ON BOUNDARIES

## 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? (Please select only one)

- ☒ The agent  
☐ The applicant  
☐ Other person

## 7. Pre-application Advice

Has pre-application advice been sought from the local planning authority about this application?

☐ Yes ☒ No

## 8. Authority Employee/Member

With respect to the Authority, is the applicant 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

Do any of these statements apply to you?

☐ Yes ☒ No

## 9. Interest in the Land

Please state the applicant's interest in the land

- ☒ a) Owner  
☐ b) Lessee  
☐ c) Occupier  
☐ d) 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) 01/03/2021