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Mr Nick Hiscox  
The Barn  
Grove Shute Farm  
Leigh On Mendip  
Radstock  
BA3 5QT

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**Application Number:** 2020/0432/CLP  
**Date of Application:** 27th February 2020  
**Application Type:** Certificate of Proposed Use/Development

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

**Town and Country Planning (Development Management Procedures) (England) Order 2015 (AS AMENDED)**

THE MENDIP DISTRICT COUNCIL, being the LOCAL PLANNING AUTHORITY, hereby certify that on the date of the application specified above the proposal described in the First Schedule to this certificate in respect of the land specified in the Second Schedule to this certificate and edged red on the attached plan **IS LAWFUL** within the meaning of Section 192 of the Town and Country Planning Act 1990 (as amended) on the date of 27th February 2020 for the reasons hereunder stated.

**First Schedule:** Application for a proposed lawful development certificate for change of use as approved under permission 2019/2996/PAA.  
**Second Schedule:** Yew Tree Farm Hembridge Road East Pennard Shepton Mallet BA4 6TZ  
**Parish:** East Pennard Parish Council

**DECISION:** APPROVE

## REASON

1. The proposed development involving the conversion of 2no. barns to 4no. dwellinghouses is lawful under Class Q of Schedule 2, Part 3 of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) provided that it is carried in accordance with the details submitted under Prior Approval Application 2019/2996/PAA, and all conditions attached to 2019/2996/PAA, along with all other conditions required under Class Q of Schedule 2, Part 3 and, for the benefit of doubt, provided that the development is completed by 28.01.2023.

## NOTES

1. This decision relates to drawings Yew Tree - 01A, Yew Tree - 02A, Yew Tree - 05, Yew Tree - 06, Yew Tree - 07, Yew Tree - 08, Yew Tree - 09A, Yew Tree - 12, Yew Tree - 13, Yew Tree - 14A and Yew Tree - 15A

*Where a Planning Permission, Listed Building Consent, Certificate of Lawful Development or Prior Approval has been issued, approval may also be required under the Building Regulation Legislation before any work is commenced, and throughout the building process. Mendip District Council's Building Control Department works in tandem with our Development Management team to offer a number of helpful and efficient services that can be accessed via our website <http://www.mendip.gov.uk/buildingcontrol>, by email at [bcontrol@mendip.gov.uk](mailto:bcontrol@mendip.gov.uk), or by telephoning 01749 341248 or 01749 341209. Our Building Control team includes chartered surveyors, fire and building engineers and support staff that are available for free pre-application discussions and/or site meetings, to plan and facilitate a streamlined pathway to the completion and final sign-off of all projects.*



Julie Reader-Sullivan  
Planning and Growth Group Manager

**If you have any queries regarding this notice please contact our Customer Services Team on 0300 303 8588**

Dated 23rd April 2020