

## **UTTLESFORD DISTRICT COUNCIL**

Council Offices, London Road, Saffron Walden, Essex CB11 4ER Telephone (01799) 510467, Fax (01799) 510499 Textphone Users 18001, DX 200307 Saffron Walden Email planning@uttlesford.gov.uk Website www.uttlesford.gov.uk

## Application for a Lawful Development Certificate for a Proposed Use or Development

## Town and Country Planning Act 1990 (as amended)

## 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.

Site Location			
<b>Disclaimer:</b> We can only make recommendations based on the answers given in the questions.			
	If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".		
Number	35		
Suffix			
Property Name			
Address Line 1			
Livings Way			
Address Line 2			
Address Line 3			
Essex			
Town/city			
Stansted			
Postcode			
CM24 8SN			
Description of site to estimate and			
	be completed if postcode is not known:		
Easting (x)	Northing (y)		
551257	224060		
Description			

Applicant Details
Name/Company
Title
Mr
First name
Bartosz
Surname
Dabrowski
Company Name
Address
Address line 1
35 Livings Way, Essex
Address line 2
Essex
Address line 3
Town/City
Stansted
Country
United Kingdom
Postcode
CM24 8SN
Are you an agent acting on behalf of the applicant?  ○ Yes  ⊙ No
Contact Details
Primary number
***** REDACTED *****
Secondary number
***** REDACTED *****

Email address  TREDACTED *****  **********  ******  *****  ****  ****	Description of Proposal  Does the proposal consist of, or include, the carrying out of building or other operations?  ∀es  ∀No  Does the proposal consist of, or include, a change of use of the land or building(s)?  ∀es  ∀No  No  Has the proposal been started?  ∀res  No  No  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 Summer House has been build on my land within the border with height less than 2.5m from ground. The building is detached and not habitable. There is only the electricity and internet. The building doesn't have windows faced in the neighbourg direction. The building is at the back of the property and the internal area is less than 50° to existing garden. The internal area is less than 15° to existing sarden. The internal area is less than 15° to existing sarden. The internal area is less than 15° to existing or late the property and the internal area is less than 15° to existing sarden. The internal area is less than 15° to existing sarden. The internal area is less than 15° to existing sarden. The internal area is less than 15° to existing sarden. The internal area is less than 15° to existing sarden. The internal area is less than 15° to existing sarden. The internal area is less than 15° to existing sarden. The internal area is less than 15° to existing sarden. The internal area is less than 15° to exist the sarden than 15° to exist the sarden than 15° to exist the sarden than 15° to exist the	Fax number
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Other (please specify)
SummerHouse/ Permitted Development Rights
Is the proposed operation or use  Permanent Temporary  Why do you consider that a Lawful Development Certificate should be granted for this proposal?  The Summerhouse has been designed as a playroom for kids. The building should fall into permitted development rights and should be exempt from building regulations. The application is made for the confirmation that the summerhouse's been lawful devloped for the potential buyers in the future.
Site Visit  Can the site be seen from a public road, public footpath, bridleway or other public land?
<ul> <li>✓ Yes</li> <li>○ No</li> </ul>
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
Pre-application Advice
Has assistance or prior advice been sought from the local authority about this application?
<ul><li>✓ Yes</li><li>○ No</li></ul>
If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):
Officer name:
Title
***** REDACTED *****
First Name
***** REDACTED ******
Surname
***** REDACTED *****
Reference
UBR/22/0691/DOMBN

Date (must be pre-application submission)
15/07/2022
Details of the pre-application advice received
The internal floor area should be less than 15m2, Therefore the building should be exempt from Building Regulations.
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
It is an important principle of decision-making that the process is open and transparent.
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?  O Yes
⊙ No
Interest in the Land  Please state the applicant's interest in the land  ② Owner  ○ Lessee  ○ Occupier  ○ Other
Declaration
I / We hereby apply for Lawful development: Proposed use as described in this form and 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 options of the persons giving them. I / We also accept that: Once submitted, this information will be transmitted to the Local Planning Authority and, once validated by them, be made available as part of a public register and on the authority's website; our system will automatically generate and send you emails in regard to the submission of this application.
✓ I / We agree to the outlined declaration
Signed
Bartosz Dabrowski
Date
22/08/2022