

**HOUSEHOLDER
PRIOR NOTIFICATION
APPROVAL NOT REQUIRED**



Economy & Infrastructure Directorate
Council House, Manor Square,
Solihull, West Midlands B91 3QB
Telephone 0121 704 8008
planning@solihull.gov.uk

DETERMINATION OF PRIOR NOTIFICATION

Process set out by condition A.4 of Schedule 2 Part 1 Class A of the Town and Country Planning (General Permitted Development) Order 2015

In accordance with section 60 (2B) and (2C) of the Town and Country Planning Act 1990 (as amended by section 4 (1) of the Growth and Infrastructure Act 2013).

Application No:	PL/2022/01531/PNH
Case Officer:	Alan Lynch
Date of Decision:	23.08.2022
Location:	634 Auckland Drive, Smiths Wood, Solihull, B36 0DD
Proposed Development:	Prior notification for a ground floor rear extension with flat roof measuring 4.93m from the original rear wall, at a maximum height of 3m, and measuring 3m at the eaves.
Date Registered:	14th July 2022
Applicant:	Mrs Jennifer Bicknell
Agent:	Brophy Riaz & Partners Ltd

Solihull Metropolitan Borough Council, as local planning authority, hereby confirm that their **prior approval is not required** for the proposed development at the address shown below, as described by the description shown above and in accordance with the information that the developer provided to the local planning authority.

1. The proposed works would constitute permitted development under Schedule 2 Part 1 Class A of The Town and Country Planning (General Permitted Development) Order 2015 (as amended). The proposal is therefore granted approval as a prior notification.
2. For the avoidance of doubt the decision was based on the following plan Drg No 3613 01.

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It is important that you read and understand all of the following informatives:

- This written notice indicates that the proposed development would comply with condition A.4 of Schedule 2 Part 1 Class A of the Town and Country Planning (General Permitted Development) Order 2015. It is important to note that this written notice does not indicate whether or not the proposed development would comply with any of the other limitations or conditions of Schedule 2 Part 1 Class A. If you want confirmation that the proposed development would be lawful (e.g. on the basis that it would comply with all of the limitations and conditions of Schedule 2 Part 1 Class A) then you should submit an (optional) application to the local planning authority for a Lawful Development certificate (LDC)
- It is a requirement of the above condition A.4 that the development shall be carried out in accordance with the details approved by the local planning authority, unless the local planning authority and the developer agree otherwise in writing.

Please be advised that Building Regulation consent may also be required for this proposal and you are advised to contact the Building Control team directly in this regard on either 0121 704 6311 or e-mail buildingcontrol@solihull.gov.uk for more information.

Signed



Mark Andrews
Head of Planning, Design and Engagement
Services

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