Your Ref:
 Our Ref : 24/0128/LDEXI
 Contact : Emma Godbold
     Email : planning@n-kesteven.gov.uk

Enforcement Team

5th February 2024

Dear Sir/Madam

Application for a Lawful Development Certificate – Section 191 Town & Country Planning Act 1990 (as amended)

Application Reference: 24/0128/LDEXI
Proposal: Application for a lawful development certificate for existing use - Use as a single private dwelling (C3)
Location: Beechwood Old Wood Skellingthorpe

I refer to the above application, the evidence accompanying which is currently receiving the Council's consideration. The application is available to view online at www.n-kesteven.gov.uk/planningonline.

Assessment of an application for a Certificate of Lawful Development is a matter of fact as to whether the alleged use or breach of condition has been consistently carried out on the site over a ten year period to the present day. In deciding whether or not to issue such a Certificate in this case, this Council must assess whether, on the balance of probabilities, there has been the unbroken use for at least ten years. It is not appropriate for the Council to consider the planning merits or otherwise of the alleged use in considering this application.

As part of the Council's assessment of the facts, I am writing to request your assistance to clarify the history of use of the site, particularly within the period mentioned, based on any knowledge which you may have of the applicant and the use of the land identified above. Your co-operation in this matter would be appreciated to enable a full and proper consideration to be given to this application. Any evidence which you are able to provide should be detailed and specific as possible in terms of dates etc and received by the District Council by **February 29th, 2024**.

I look forward to hearing from you in due course. Should you have any query or wish to discuss this matter further, please contact the Case Officer, Tom Siddons.

Yours faithfully

Emma Godbold
Technical Administration Assistant
Planning Services