

PEHRSSON SCOTT
Landscape + Garden Design

Deeves Hall, Deeves Hall Lane, Ridge, Bar, EN6 3LS

Evidence to verify application for Certificate of Lawful Development

(refer to Drawing Nos: 2050-01-00, 2050-01-01)

This proposal is for a swimming pool, 20m length boundary fence and gazebo. The proposal complies with the permitted development guidance as set out in the Ministry of Housing, Communities & Local Government Technical Guidance document titled: "Permitted development rights for householders" under Class E development:

"Class E – buildings etc

This provides permitted development rights within the curtilage of a house for:

(a) any building or enclosure, swimming or other pool required for a purpose incidental to the enjoyment of the dwellinghouse as such, or the maintenance, improvement or other alteration of such a building or enclosure; or"

- The fence, gazebo and swimming pool are for a purpose incidental to the enjoyment of the dwellinghouse.
- Permission to use the dwellinghouse as a dwelling house has been granted.
- The total area of ground covered by buildings enclosures and containers within the curtilage (other than the original dwellinghouse would not exceed 50% of the total area of the curtilage (excluding the ground area of the original dwellinghouse).
- No part of the building, enclosure or pool would be situated on land forward of a wall forming the principal elevation of the original dwellinghouse.
- The gazebo will not have more than a single storey.
- The height of the gazebo will not exceed 4 meters. The gazebo will have a hipped roof (sloped on all four sides)
- The height of the proposed fence will not exceed 2.0m.
- The proposal does not include the construction or provision of a veranda, balcony or raised platform.
- The proposal does not relate to a dwelling or microwave antenna.