



Marischal College Planning & Sustainable Development Business Hub 4, Ground Floor North Broad Street Aberdeen AB10 1AB Tel: 01224 523 470 Fax: 01224 636 181 Email: pi@aberdeencity.gov.uk

Applications cannot be validated until all the necessary documentation has been submitted and the required fee has been paid.

Thank you for completing this application form:

ONLINE REFERENCE 100668096-001

The online reference is the unique reference for your online form only. The Planning Authority will allocate an Application Number when your form is validated. Please quote this reference if you need to contact the planning Authority about this application.

Site Address Details

Planning Authority:

Full postal address of the site (including postcode where available):

Address 1:

Address 2:

Address 3:

Address 4:

Address 5:

Town/City/Settlement:

Post Code:

Please identify/describe the location of the site or sites

Northing

Easting

Applicant or Agent Details

Are you an applicant or an agent? * (An agent is an architect, consultant or someone else acting on behalf of the applicant in connection with this application)

Applicant Agent

Applicant Details

Please enter Applicant details

| | | |
|----------------------|---|---|
| Title: | <input type="text" value="Mr"/> | You must enter a Building Name or Number, or both: * |
| Other Title: | <input type="text"/> | Building Name: <input type="text"/> |
| First Name: * | <input type="text" value="PETER"/> | Building Number: <input type="text" value="111"/> |
| Last Name: * | <input type="text" value="OSEI-BONSU"/> | Address 1 (Street): * <input type="text" value="111 Woodend Crescent"/> |
| Company/Organisation | <input type="text"/> | Address 2: <input type="text" value="Aberdeen"/> |
| Telephone Number: * | <input type="text" value="REDACTED"/> | Town/City: * <input type="text" value="ABERDEEN"/> |
| Extension Number: | <input type="text"/> | Country: * <input type="text" value="United Kingdom"/> |
| Mobile Number: | <input type="text" value="REDACTED"/> | Postcode: * <input type="text" value="AB15 6YR"/> |
| Fax Number: | <input type="text"/> | |
| Email Address: * | <input type="text" value="REDACTED"/> | |

Type of Application

This application is to ascertain whether one or both of the following would be lawful: *

T Proposed use of buildings or other land.

≤ Proposed operations to be carried out in, on, over or under land (building operation or development).

Please describe in detail the use or development/operations for which you are seeking the certificate: * (Max 500 characters)

Building a timber framed garden room/office/shed which is taking place within permitted development rights. External Size 3.5mx3m. 400-450mm away from boundary in North and East elevations. Maximum total height of building 3.2m Heights of the roof which are 1m from boundary are designed to be 2.5m or under

Description of Proposed Use of Buildings or Other Land and/or Proposed Operations

Existing Use Class

Please state the existing Use Class as described in the Town and Country Planning (Use Classes) (Scotland) Order 1997. Where building or land is vacant, state last known use: *

Not in a Use Class

Description of Proposal

Please describe in detail the proposed use of buildings or other land for which the Certificate is sought and/or proposed operations to be carried out in, on, over or under land: * (Max 500 characters)

We are proposing to build a timber framed garden room/office/shed which is taking place within permitted development rights. External Size 3.5x3m. 400-450mm away from boundaries Max height 3.2m (apex of roof) No drainage/sewage/toilets/showers This will solely be used for personal/family/leisure purposes. No business or other use proposed

Is the proposed use: * ≤ Temporary Permanent

Pre-Application Discussion

Have you discussed your proposal with the planning authority? * Yes ≤ No

Pre-Application Discussion Details Cont.

In what format was the feedback given? *

≤ Meeting ≤ Telephone ≤ Letter Email

Please provide a description of the feedback you were given and the name of the officer who provided this feedback. If a processing agreement [note 1] is currently in place or if you are currently discussing a processing agreement with the planning authority, please provide details of this. (This will help the authority to deal with this application more efficiently.) * (max 500 characters)

Good morning Peter, Thank you for your email and checking with us. This is dependant on whether the outbuilding would be situated in the garden of a dwelling house or a flat. I have copied in the permitted development rights for class 3A and class 4B of the Town and Country Planning (General Permitted Development) (Scotland) Order 1992 to offer the most up to date criteria. As long as these are met then the outbuilding would not need planning permission

Title: Mr Other title: First Name: Samuel Last Name: Smith Correspondence Reference Number: 47362 number at bottom of Date (dd/mm/yyyy): 25/01/2024

Note 1. A Processing agreement involves setting out the key stages involved in determining a planning application, identifying what information is required and from whom and setting timescales for the delivery of various stages of the process.

Any other Particulars or Supplementary Information

Please provide any other particulars or information here which you consider may be relevant: * (Max 500 characters)

n/a

List of Documents, Drawings or Plans which accompany this Application

Please provide a full list of documentation, drawings or plans which accompany this application which you are submitting as supporting information and evidence: * (Max 500 characters)

Existing Location Plan Proposed Location Plan Elevations Proposed Plan

Interest in Land

Please state the applicant's interest in the land: *

Owner Lessee Tenant Occupier Other

Planning Service Employee/Elected Member Interest

Is the applicant, or the applicant's spouse/partner, either a member of staff within the planning service or an elected member of the planning authority? * Yes No

Checklist – Application for a Certificate of Lawfulness for a Proposed Use or Development

The provision of sufficient proof in a Certificate of Lawfulness is firmly with the applicant and therefore sufficient and precise information should be provided.

Please complete the following checklist to make sure you have provided all the necessary information in support of your application. Failure to submit all this information may result in your application being deemed invalid. The Planning Authority will not start processing your application until it is valid.

A copy of a plan, showing the boundary of the site. The plan should identify the land to which the application relates and should be drawn to an identified scale. Where such an application specifies two or more uses, operations or other matters, the plan which accompanies the application is to indicate to which part of the land each such use, operation or other matter relates. * Yes No

All the evidence provided in support of your application, as detailed in your answers. * Yes No

A statement setting out the applicant's interest in the land, the name and address of any other person known to the applicant to have an interest in the land and whether any such other person has been notified of the application. * Yes No

You must submit a fee with your application. Your application will not be able to be validated until the appropriate fee has need received by the planning authority.

Declare – Certificate of Lawfulness – Proposed Use or Development

I, the applicant/agent certify that this is an application for a certificate of Lawfulness as described in this form and the accompanying plans/drawings and additional information.

Declaration Name: Mr PETER OSEI-BONSU

Declaration Date: 20/04/2024

WARNING

Section 153 of the 1997 Act provides that it is an offence to knowingly or recklessly provide false or misleading information or to withhold material information with intent to deceive.

Section 152(7) enables the planning authority to revoke, at any time, a certificate they may have issued as a result of such false or misleading information or if material information has been withheld.

Payment Details

Online payment: ABSP00010791

Payment date: 23/04/2024 22:30:00

Created: 23/04/2024 22:30