

Malcolm Picton
53 Myddelton Park
Whetstone
London
N20 0JJ

Application Ref: **2012/5011/P**
Please ask for: **Gideon Whittingham**
Telephone: 020 7974 **5180**

20 November 2012

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990, Section 191 and 192
Town and Country Planning (Development Management Procedure) Order 2010

Certificate of Lawfulness (Existing) Granted

The Council hereby certifies that on the 23 October 2012 the use described in the First Schedule below in respect of the land specified in the Second Schedule below, was lawful within the meaning of Section 191 of the Town and Country Planning Act 1990 as amended.

First Schedule:

Use of ground, first, second and third floors as a House in Multiple Occupation (HMO) containing 9 non-selfcontained rooms with shared facilities.

Drawing Nos: License granted by The London Borough of Camden for a House in Multiple Occupation (License No.000450): Issue date 01/05/2012 and expiring on 30/04/2017; Letter relating to transitional arrangement concerning certain Registered HMO's, from Camden's Environmental Health Team, dated 04/12/2006; Certificate of Registration - London Borough of Camden (Registration of Houses in Multiple Occupation) Control Scheme 1999 (License No.000450): Issue date 02/03/2006 and expiring on 02/03/2011; Notice of the Revocation of The London Borough of Camden (Registration of Houses in Multiple Occupation) Notification Scheme 1994, dated 03/03/1999; Notice of the Revocation of the Management Order on 07/12/1979; A site location plan outlining the application site; Ground floor plan (unnumbered); First floor plan (ref 030); Second floor plan (unnumbered); Third floor plan (ref 031) (amended 9/11/2012).

Second Schedule:



**7 Lupton Street
London
NW5 2JA**

Reason for the Decision:

- 1 The use of the ground, first, second and third floors levels of the building as an HMO began more than ten years before the date of this application.

Your attention is drawn to the notes attached to this notice which tell you about your Rights of Appeal and other information.

Notes

1. This certificate is issued solely for the purpose of Section 191 of the Town and Country Planning Act 1990 (as amended).
2. It certifies that the use*/operations*/matter* specified in the First Schedule taking place on the land described in the Second Schedule was*/would have been* lawful on the specified date and thus, was not*/would not have been* liable to enforcement action under Section 172 of the 1990 Act on that date.
3. This Certificate applies only to the extent of the use*/operations*/matter* described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any use*/operations*/matter* which is materially different from that described or which relates to other land may render the owner or occupier liable to enforcement action.
4. The effect of the Certificate is also qualified by the provision in Section 192(4) of the 1990 Act, as amended, which states that the lawfulness of a described use or operation is only conclusively presumed where there has been no material change, before the use is instituted or the operations begun, in any of the matters relevant to determining such lawfulness.

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