

Raymond Stemp Associates
Westwood Park
London Road
Little Horkesley
Colchester
Essex
C06 4BS

Application Ref: **2010/5251/P**
Please ask for: **Jonathan Markwell**
Telephone: 020 7974 **2453**

1 December 2010

Dear Sir/Madam

DECISION

Town and Country Planning Acts 1990, Section 191 and 192 (as amended by Section 10 of the Planning and Compensation Act 1991)
Town and Country Planning (General Development Procedure) Order 1995

Certificate of Lawfulness (Existing) Refused

Address:
67-74 Saffron Hill
London
EC1N 8QX

Proposal:
Retention of roller shutter to front (Saffron Hill) elevation of office building at ground floor level.

Drawing Nos: Site Location Plan 2923 05; 2923/01; 2923/03; 2923/04 A (Part 2); 2923/10; 2923/11; 2923/12; Supporting Statement (Ref: 10-6086, dated September 2010); Statutory Declaration dated 29th September 2010 by Martin Johnson; Statutory Declaration dated 2nd September 2010 by Agop Tanielian.

The Council has considered your application and decided to **refuse** a certificate of lawfulness for the following reason:

Reason(s) for Refusal

- 1 The evidence submitted fails to demonstrate on the balance of probability that the



installed roller shutter does not constitute 'development' under the meaning of development, as outlined in section 55 of the Town and Country Planning Act 1990.

Informative(s):

- 1 You are reminded that these works are subject to a current Enforcement investigation (Ref: EN09/0860) at the site.

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