

Yiannis Pareas Chartered Architects  
82 Mill Lane  
London  
NW6 1NL

Application Ref: **2015/4081/P**  
Please ask for: **Barry Dawson**  
Telephone: 020 7974 3560

30 July 2015

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990

### **Certificate of Lawfulness (Proposed) Granted**

The Council hereby certifies that the development described in the First Schedule below, on the land specified in the Second Schedule below, would be lawful within the meaning of Section 192 of the Town and Country Planning Act 1990 as amended.

First Schedule:

Enlargement of rear dormer and installation of 2 x rooflights on front (following removal of existing)

Drawing Nos: Site location plan; 504/4; 504/5; 504/6; 504/7; 504/11; 504/12; 50413; 504/14

Second Schedule:

**45 Agamemnon Road**

**London**

**NW6 1EG**

Reason for the Decision:

- 1 The rear dormer window is permitted under Class B of Part 1, Schedule 2 of the Town and Country Planning (General Permitted Development) (England) Order 2015.
- 2 The rooflights in the front roofslope are permitted under Class C of Part 1, Schedule 2 of the Town and Country Planning (General Permitted Development) (England) Order 2015.



You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully



Ed Watson  
Director of Culture & Environment

#### Notes

1. This certificate is issued solely for the purpose of Section 192 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.