

Aru Sinha
3 Trinity Close
London
NW3 1SD

Application Ref: **2015/6757/P**
Please ask for: **Rob Tulloch**
Telephone: 020 7974 **2516**

9 December 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:

Excavation of enclosed single storey basement under the footprint of the existing dwellinghouse.

Drawing Nos: Site Location Plan; EP01B; EE01; EE02; EE03; ES01; PP00G; PP01G; PP01J; PE02F; PE03E; PS01E

Second Schedule:

**3 Trinity Close
London
NW3 1SD**

Reason for the Decision:

- 1 The single storey basement extension is permitted under Class A of Part 1 of the Town and Country Planning (General Permitted Development) (England) Order 2015.



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 matter specified in the First Schedule taking place on the land described in the Second Schedule would be lawful on the specified date and thus, would not be liable to enforcement action under Section 172 of the 1990 Act on that date.
3. This Certificate applies only to the extent of the matter described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any 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.