

Ms Yen-Yen Teh
8 Hatton Place
London
EC1N 8RU

Application Ref: **2015/6395/P**
Please ask for: **Oluwaseyi Enirayetan**
Telephone: 020 7974 3229

18 January 2016

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990

Certificate of Lawfulness (Existing) Granted

The Council hereby certifies that on the 18 November 2015 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 building as a residential single dwelling house

Drawing Nos: Site location plan (550_001); 550_011; 550_012; Sworn statement dated 16th November 2015 of Maxwell Alves Solicitors; British Gas (Electricity and Gas payment history) from November 2013 to October 2015, email correspondence with British Gas dated 15/01/2011, 19/02/2011, and 07/03/2011; Utility bill from Thames Water from 11/09/2012 to 31/03/2016; Invoice from MLMB Build Ltd dated 08/07/2010 and correspondence from builder Mindaugas Lapienis dated 11/01/2016 confirming works; Invoice from Waterline Limited dated 19/07/2010 and Stone System of London dated 29/09/2010; Council tax information bill dated 2010/2011 to 2015/2016; Council tax band details from Directgov; supporting letter regarding doorbells and two electricity meters dated 12th January 2015..

Second Schedule:

**8 Hatton Place
London**



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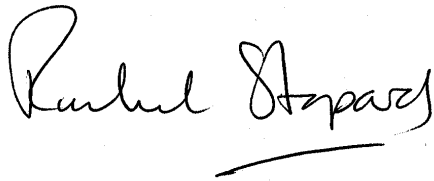
Reason for the Decision:

- 1 The use as a single dwelling house began more than four years before the date of this application.

You can find advice about your rights of appeal at:

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

Yours faithfully

A handwritten signature in black ink, appearing to read 'Rachel Stopard', with a horizontal line underneath.

Rachel Stopard
Director of Culture & Environment

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.