

Clearly Architects Ltd
Brampton House
Scabharbour Road
Hildenborough
Kent
TN11 8PJ

Application Ref: **2017/6189/P**
Please ask for: **Leela Muthoora**
Telephone: 020 7974 **2506**

26 April 2018

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 enlargement of porch to entrance.

Drawing Nos: (2222/) 002 revX, 003 revX, 004 revX, 005 revX, 006 revX, 007 revX, 010 revX, 011 revX, 012 revX, 013 revX, 014 revX, 015 revY, 016 revX, 017 revX, 018 revY, 019 revZ, 020 revY, 021 revX, 022 revY, 023 revX

Second Schedule:

5 St John's Wood Park
London
NW8 6QS

Reason for the Decision:

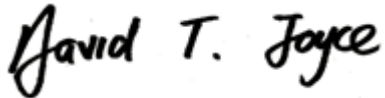
- 1 The rear roof extension is permitted under Class B of Part 1 of the Town and Country Planning (General Permitted Development) (England) Order 2015.
- 2 The porch is permitted under Class D of Part 1 of Schedule 2 to the Town and Country Planning (General Permitted Development) (England) Order 2015.



You can find advice about your rights of appeal at:

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

Yours faithfully

A handwritten signature in black ink that reads "David T. Joyce". The signature is written in a cursive, slightly slanted style.

David Joyce
Director of Regeneration and Planning

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 operations specified in the First Schedule taking place on the land described in the Second Schedule would have been lawful on the specified date and thus, 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 operations described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any operations which are 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.