Application for a Lawful Development Certificate for a Proposed use or development.
Town and Country Planning Act 1990: Section 192, as amended by section 10 of the Planning and Compensation act 1991.
Town and Country Planning (Development Management Procedure) (England) Order 2015

Publication of applications on planning authority websites.
Please note that the information provided on this application form and in supporting documents may be published on the Authority's website.
If you require any further clarification, please contact the Authority's planning department.

1. Applicant Name, Address and Contact Details

Title: Miss	First Name: Max and Julia	Surname: Biagosch

Company name:

Street address: 37 Tytherton Road

Telephone number:

Mobile number:

Town/City: London

Fax number:

Country:

Email address:

Postcode: N19 4PZ

Are you an agent acting on behalf of the applicant?   ◉ Yes   ○ No

2. Agent Name, Address and Contact Details

Title: Mr	First Name: Felix	Surname: Finkernagel

Company name: Finkernagel Ross Architects

Street address: Unicorn House

221-222 Shoreditch High Street

Telephone number: 02073775114

Mobile number:

Town/City: London

Fax number:

Country: United Kingdom

Email address:

Postcode: E1 6PJ   info@finkernagelross.com

3. Site Address Details

Full postal address of the site (including full postcode where available)

House: 17   Suffix:

House name:

Street address: Boscastle Road

Town/City: London

Postcode: NW5 1EE

Description of location or a grid reference
(must be completed if postcode is not known):

Easting: 528580

Northing: 186065

Description:

4. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?   ◉ Yes   ○ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title: Ms   First name: Alyce   Surname: Keen

Reference: 2018/1048/PRE

Date (DD/MM/YYYY): 23/02/2018   (Must be pre-application submission)

Details of the pre-application advice received:

5. Lawful Development Certificate - Interest in Land

Please state the applicant's interest in the land: ◉ a) Owner   ○ b) Lessee   ○ c) Occupier   ○ d) Other

6. Authority Employee/Member

With respect to the Authority, I am:
    (a) a member of staff
    (b) an elected member   Do any of these statements apply to you?   ○ Yes   ◉ No
    (c) related to a member of staff
    (d) related to an elected member

7. Grounds for Application

Information about the existing use(s)

Please explain why you consider the existing or last use of the land is lawful, or why you consider that any existing buildings, which it is proposed to alter or extend are lawful:

Refer to cover letter for full description of why we consider the proposals to alter as lawful.

Please list the supporting documentary evidence (such as a planning permission) which accompanies this application:

This application is further to the approval of the previous certificate of lawful development application, which confirmed the lawfulness of the erection of an ancillary building to replace the existing ancillary building on 07 February 2017 (Reference 2017/0703/P).

7. Grounds for Application

If you consider the existing or last use is within a 'Use Class' in the Town and Country Planning (Use Classes) Order 1987 (as amended) state which one:

C3 - Dwellinghouses

Information about the proposed use(s)

If you consider the proposed use is within a 'Use Class' in the Town and Country Planning (Use Classes) Order 1987 (as amended), state which one:

C3 - Dwellinghouses

Is the proposed operation or use: ● Permanent ○ Temporary

Why do you consider that a Lawful Development Certificate should be granted for this proposal?

Refer to cover letter for full description of why we consider the proposals to alter as lawful.

8. Description of Proposal

Does the proposal consist of, or include, the carrying out of building or other operations? ● Yes ○ No

If Yes, please give detailed descriptions of all such operation and indicate on your plans (includes describing any proposal to alter or create a new access, layout or any new street; construct any associated hardstandings; means of enclosure; or draining the land/building)

Demolish the existing ancillary building (garages) and replace it with a new building comprising a bike store, garden store, WC, and a room for family leisure. The new building will be ancillary to the main house and will be accessed through their garden.

Does the proposal consist of, or include, a change of use of the land or building(s)? ○ Yes ● No

Has the proposal been started? ○ Yes ● No

9. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land? ○ Yes ● No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

● The agent ○ The applicant ○ Other person

10. Declaration

I/we hereby apply for a Lawful Development Certificate as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

☑ Date 06/07/2018

Warning:
The amended section 194 of the 1990 Act provides that it is an offence to furnish false or misleading information or to withhold material information with intent to deceive. Section 193(7) enables the authority to revoke, at any time, a certificate they may have issued as a result of such false or misleading information.