

3197/08-1905PON01dl

31 May 2019



Director of Planning
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Dear Sir

**125 CLERKENWELL ROAD, LONDON EC1R 5DB
S.191 - TOWN AND COUNTRY PLANNING ACT 1990 (AS
AMENDED)
APPLICATION FOR CERTIFICATE OF LAWFUL EXISTING
DEVELOPMENT
PURSUANT TO PERMISSION REF: 2015/6751/P**

Further to recent correspondence with officers of LB Camden, and a site inspection undertaken by Mr G. Bakall on 3rd May 2019, please find attached an application submitted on behalf of Destrier Property Ltd for Certificate of Lawfulness of Existing Development submitted under S.191 of the Town and Country Planning Act 1990 (as amended).

For the avoidance of doubt, this application seeks to confirm that works to implement planning permission ref: 2015/6751/P have been undertaken.

The Certificate is requested to confirm implementation of this permission.

As a precursor to submission of this application, Metropolis prepared and submitted a 'report on implementation' that was issued to LB Camden on 11th January 2019.

This report has been amended and updated following correspondence with Officers of the Council culminating in a site inspection by Mr G Bakall (LB Camden Enforcement) on 3rd May 2019. Following this inspection it was confirmed by email of 10th May 2019 that:

"Having looked over the case and your implementation statement dated 11/01/2019 I am of the opinion that planning

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permission dated 12th May 2017 (Ref: 2015/6751/P) has been implemented with regards to a material operation comprised in the development as defined by S.56 of the Town & Country Planning Act 1990 having been undertaken, namely by the laying of underground mains and pipes into the development for the drainage of the new development. There are no relevant pre-commencement planning conditions and as these works are only to partially implement the permission and no further works are being carried out the obligations of the attached s106 legal agreements do not have to be discharged at this stage. Once the CIL payments have been made I advise that an application for a C.L.E.U.D. to regularise this matter be made."

Further to receipt of this email, a CIL demand notice was issued, and the appropriate CIL payment was made on Friday 24th May 2019.

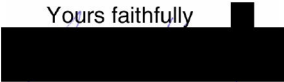
It is therefore the view of the applicant that all necessary steps have been taken to secure the implementation of permission ref: 2015/6751/P, and we would respectfully request that a Certificate of Lawful Existing Development is issued on that basis.

This online application ref (PP-07892370) is accompanied by:

- Completed Application Forms;
- Site Location Plan;
- Updated report on Implementation including correspondence with LB Camden and confirmation of CIL Payment;
- A fee of £234, given the nature of works undertaken.

Please advise if further information is required.

Yours faithfully


Paul O'Neill
Director

Encl