

Application ref: 2020/4896/P  
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Date: 12 November 2020

**Development Management**  
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4D Planning  
89-90 Paul Street  
London  
EC2A 4NE

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990

### **Certificate of Lawfulness (Existing) Granted**

The Council hereby certifies that on the 11 November 2020 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 the property at Unit 13 as a residential unit (Use Class C3).  
Drawing Nos: 4D01OS, 4D01, 4D01BP, Council Tax Bill 2015-16, Council Tax Bill 2020-21, Electricity Bill April 2015, Electricity Bill May 2020, Television Licence 2017, 2018, 2019, Statutory Declaration signed 29th September 2020.

#### Second Schedule:

**Apollo Studios**  
**Unit 13**  
**Charlton King's Road**  
**London**  
**NW5 2SB**

#### Reason for the Decision:

- 1 The change from live-work use class (sui-generis) to residential use (C3) of the unit were substantially completed more than four years before the date of this application.

#### Informative(s):

In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraph 38 of the National Planning Policy Framework 2019.

You can find advice about your rights of appeal at:

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

Yours faithfully



Daniel Pope  
Director of Economy, Regeneration and Investment

#### 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.