



London Borough of Hillingdon, Residents Services, 3N Civic Centre, High Street, Uxbridge, Middlesex UB8 1UW  
Tel: 01895 250230 Web: [www.hillingdon.gov.uk](http://www.hillingdon.gov.uk)

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. Site Address**

Number	62
Suffix	
Property name	
Address line 1	Acacia Avenue
Address line 2	
Address line 3	
Town/city	Ruislip
Postcode	HA4 8RG
Description of site location must be completed if postcode is not known:	
Easting (x)	510407
Northing (y)	187503
Description	

**2. Applicant Details**

Title	Mr and Mrs
First name	N
Surname	McMonagle
Company name	
Address line 1	62, Acacia Avenue
Address line 2	
Address line 3	
Town/city	Ruislip

2. Applicant Details

Country	<input type="text"/>
Postcode	<input type="text" value="HA4 8RG"/>
Are you an agent acting on behalf of the applicant? <div><input checked="" type="radio"/> Yes <input type="radio"/> No</div>	
Primary number	<input type="text"/>
Secondary number	<input type="text"/>
Fax number	<input type="text"/>
Email address	<input type="text"/>

3. Agent Details

Title	<input type="text" value="Mr"/>
First name	<input type="text" value="John"/>
Surname	<input type="text" value="Edgell"/>
Company name	<input type="text" value="John Edgell Ltd,"/>
Address line 1	<input type="text" value="37 Hillside Road"/>
Address line 2	<input type="text"/>
Address line 3	<input type="text"/>
Town/city	<input type="text" value="Harpenden"/>
Country	<input type="text" value="United Kingdom"/>
Postcode	<input type="text" value="AL5 4BS"/>
Primary number	<input type="text"/>
Secondary number	<input type="text"/>
Fax number	<input type="text"/>
Email	<input type="text"/>

4. Description of Proposal

Does the proposal consist of, or include, the carrying out of building or other operations?	<div><input checked="" type="radio"/> Yes <input type="radio"/> No</div>
If Yes, please give detailed description of all such operations (includes the need to describe any proposal to alter or create a new access, layout any new street, construct any associated hard-standings, means of enclosure or means of draining the land/buildings) and indicate on your plans (in the case of a proposed building the plan should indicate the precise siting and exact dimensions)	
<div>Construction of single storey rear extension and conversion and extension of loft space to provide a bedroom and en-suite facilities</div>	
Does the proposal consist of, or include, a change of use of the land or building(s)?	<div><input type="radio"/> Yes <input checked="" type="radio"/> No</div>
Has the proposal been started?	<div><input type="radio"/> Yes <input checked="" type="radio"/> No</div>

5. Grounds for Application

Information about the existing use(s)

5. Grounds for Application

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

The house was built as a dwelling and continues to be used as such

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

Select the use class that relates to the existing or last use. Please note that following changes to Use Classes on 1 September 2020, the list includes the now revoked Use Classes A1-5, B1, and D1-2 that should not be used in most cases. Also, the list does not include the newly introduced Use Classes E and F1-2. To provide details in relation to these or any 'Sui Generis' use, select 'Other' and specify the use where prompted. See help for more details on Use Classes.

C3 - Dwellinghouses

Information about the proposed use(s)

Select the use class that relates to the proposed use. Please note that following changes to Use Classes on 1 September 2020, the list includes the now revoked Use Classes A1-5, B1, and D1-2 that should not be used in most cases. Also, the list does not include the newly introduced Use Classes E and F1-2. To provide details in relation to these or any 'Sui Generis' use, select 'Other' and specify the use where prompted. See help for more details on Use Classes.

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?

The extension and loft conversion are permitted development and meet the requirements of the GPDO 2015 and confirmation that Prior Approval is not required for the extension was received on 29th March 2021( reference 31651/App/2012/653., which allows the extension to extend 4m beyond the rear wall. A1(g) (i) The extension is single storey and does not extend beyond the rear wall of the original dwelling house by more than 6m. (ii) is not more than 4m in height. A1(i) The height of the eaves is less than 3m. A3 The materials used on the exterior of the extension will be of similar appearance to those used on exterior of the original dwelling. Loft Conversion: B(1) No part of the works exceed the original ridge height. (c) no part of the works projects forward of the front slope of the original roof. (d) (ii) The cubic content of the dormer and roof extension is less than 50 cubic metres. B2 The materials to be used on the exterior will be of similar appearance to those used on the exterior of the original dwelling.

6. Site Information

Title number(s)

Please add the title number(s) for the existing building(s) on the site. If the site has no title numbers, please enter "Unregistered"

Title Number	MX345072
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Energy Performance Certificate

Do any of the buildings on the application site have an Energy Performance Certificate (EPC)? ☒ Yes ☐ No

Please enter the reference number from the most recent Energy Performance Certificate (e.g. 1234-1234-1234-1234-1234)

9643-2815-7328-9395-0261

7. Further information about the Proposed Development

What is the Gross Internal Area (square metres) to be added by the development?	54.00
Number of additional bedrooms proposed	1
Number of additional bathrooms proposed	1

## 8. Vehicle Parking

Does the site have any existing vehicle/cycle parking spaces or will the proposed development add/remove any parking spaces? ☐ 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?

- ☐ The agent  
☒ The applicant  
☐ Other person

## 10. Pre-application Advice

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

## 11. Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff  
(b) an elected member  
(c) related to a member of staff  
(d) related to an elected member

It is an important principle of decision-making that the process is open and transparent. ☐ Yes ☒ No

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

## 12. Interest in the Land

Please state the applicant's interest in the land

- ☒ Owner  
☐ Lessee  
☐ Occupier  
☐ Other

## 13. 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 (cannot be pre-application)