



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

Application for a Lawful Development Certificate for an Existing Use or Operation or Activity, including those in breach of a planning condition

Town and Country Planning Act 1990 (as amended)

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.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

2

Suffix

Property Name

Address Line 1

Colbrook Avenue

Address Line 2

Address Line 3

Hillingdon

Town/city

Hayes

Postcode

UB3 1TG

Description of site location must be completed if postcode is not known:

Easting (x)

Northing (y)

508919

179176

Description

Applicant Details

Name/Company

Title

MR

First name

JAGTAR

Surname

SINGH

Company Name

HJ PROPERTY UK LTD.

Address

Address line 1

31 COLBROOK AVENUE

Address line 2

Address line 3

Hillingdon

Town/City

Hayes

Country

undefined

Postcode

UB3 1TG

Are you an agent acting on behalf of the applicant?

Yes
 No

Contact Details

Primary number

[REDACTED]

Fax number

Email address

Agent Details

Name/Company

Title

Mrs

First name

R

Surname

SHRESTHA

Company Name

Address

Address line 1

144 KINGSHILL AVENUE

Address line 2

KINGSHILL AVENUE

Address line 3

Town/City

NORTHOLT

Country

United Kingdom

Postcode

UB5 6NY

Contact Details

Primary number

Fax number

Email address

Type text here

Reason for Lawful Development Certificate

Please indicate why you are applying for a lawful development certificate

- An existing use
- Existing building works
- An existing use, building work or activity in breach of a condition

Being a use, building works or activity which is still going on at the date of this application.

If Yes, to either 'an existing use' or 'an existing use in breach of a condition', please select the relevant Use Class.

C3 - Dwellinghouses

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. [View more details on Use Classes](#).

Description of Existing Use, Building Works or Activity

Please fully describe each existing use, building works or activity for which you want the lawful development certificate. Where appropriate, show to which part of the land each use, building works or activity relates

REGULARISATION OF AS BUILT LOFT

Grant Planning Ref :

- Ref: 52974/APP/2021/1452

Grounds for application for a Lawful Development Certificate

Under what grounds is the certificate being sought

- The use began more than 10 years before the date of this application
- The use, building works or activity in breach of condition began more than 10 years before the date of this application
- The use began within the last 10 years, as a result of a change of use not requiring planning permission, and there has not been a change of use requiring planning permission in the last 10 years
- The building works (for instance, building or engineering works) were substantially completed more than four years before the date of this application.
- The use as a single dwelling house began more than four years before the date of this application
- Other - please specify (this might include claims that the change of use or building work was not development, or that it benefited from planning permission granted under the Act or by the General Permitted Development Order).

If the certificate is sought on 'Other' grounds please give details

PLANNING PERMISSION GRANTED UNDER CERTIFICATE OF LAWFUL USE OR DEVELOPMENT :

Ref: 52974/APP/2021/1452 (No. 2)

Is the certificate being sought for a use, operation, or activity in breach of a condition or limitation?

Yes
 No

Please state why a Lawful Development Certificate should be granted

VOLUME CALCULATION

REAR DORMER :

$$(5.745 \times 2.52 \times 3.47) / 2$$

$$= 25.11\text{m}^3$$

HIP TO GABLE :

$$(7.875 \times 3.112 \times 4.016 / 6 = 16.4\text{m}^3$$

$$\text{TOTAL} = 41.51\text{m}^3$$

PERMITTED DEVELOPMENT AS TOTAL VOLUME < 50 m3

Information in support of a Lawful Development Certificate

When was the use or activity begun, or the building works substantially completed (date must be pre-application submission)?

06-03-2022

In the case of an existing use or activity in breach of conditions has there been any interruption?

Yes
 No

In the case of an existing use of land, has there been any material change of use of the land since the start of the use for which a certificate is sought?

Yes
 No

Residential Information

Does the application for a certificate relate to a residential use where the number of residential units has changed?

Yes
 No

Site information

Please note: This question is specific to applications within the Greater London area.

The Mayor can request relevant information about spatial planning in Greater London under [Section 346 of the Greater London Authority Act 1999](#).

[View more information on the collection of this additional data and assistance with providing an accurate response.](#)

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"

Unregistered

Energy Performance Certificate

Do any of the buildings on the application site have an Energy Performance Certificate (EPC)?

Yes
 No

Further information about the Proposed Development

Please note: This question is specific to applications within the Greater London area.

The Mayor can request relevant information about spatial planning in Greater London under [Section 346 of the Greater London Authority Act 1999](#).

[View more information on the collection of this additional data and assistance with providing an accurate response.](#)

What is the Gross Internal Area to be added to the development?

30.00	square metres
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Number of additional bedrooms proposed

1

Number of additional bathrooms proposed

1

Vehicle Parking

Please note: This question contains additional requirements specific to applications within Greater London.

The Mayor can request relevant information about spatial planning in Greater London under [Section 346 of the Greater London Authority Act 1999](#).

[View more information on the collection of this additional data and assistance with providing an accurate response.](#)

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

Yes
 No

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

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

MR

First Name

Hardev

Surname

Gill

Reference

Ref: 52974/APP/2021/1452,

Date (must be pre-application submission)

26/04/2022

Details of the pre-application advice received

I would advise submitting a CLD for the dormer as built, providing it meets the requirements for Permitted Development to regularise that aspect of the building, prior to any application for a first floor extension.

Interest in the Land

Please state the applicant's interest in the land

- Owner
- Lessee
- Occupier
- Other

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.

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?

- Yes
- No

Declaration

I / We hereby apply for Lawful development: Existing use as described in this form and 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 options of the persons giving them. I / We also accept that: Once submitted, this information will be transmitted to the Local Planning Authority and, once validated by them, be made available as part of a public register and on the authority's website; our system will automatically generate and send you emails in regard to the submission of this application.

I / We agree to the outlined declaration

Signed

R Shrestha

Date

22/07/2022