Application for Lawful Development Certificate for a Proposed use or Development

Town and Country Planning Act 1990 (as amended)

Hillingdon https://www.hillingdon.gov.uk/planning

Publication of applications on planning authority website

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".

Address Line 1

54 Marlborough Avenue

Address Line 2

-

Address Line 3

-

Town/City

Ruislip

County

Hillingdon

Postcode

HA4 7NP

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

Easting (x)

508638

Northing (y)

188225

Description of site location

-

Applicant Details

Name/Company

Title

Mr and Mrs

First Name

-

Surname

Aarons

Company Name

-

Address

Address Line 1

54 Marlborough Avenue

Address Line 2

-

Address Line 3

-

Town/City

Ruislip

County

Hillingdon

Country

-

Postcode

HA4 7NP

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

Applicant Contact Details

Primary number

REDACTED

Secondary number

REDACTED

Fax Number

REDACTED

Email address

REDACTED

Agent Details

Name/Company

Title

-

First Name

Michael

Surname

Oakes

Company Name

Michael Oakes Architects ltd

Address

Address Line 1

10 Parkfield Avenue

Address Line 2

-

Address Line 3

-

Town/City

Uxbridge

County

-

Country

-

Postcode

UB10 0DF

Contact Details

Primary number

REDACTED

Secondary number

REDACTED

Fax number

REDACTED

Email Address

REDACTED

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)

MX103244

Has EPC Certificate

- [x] Yes
- [ ] No

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

0350-2144-2010-2120-1081

Description of Proposal

Does the proposal consist of, or include, the carrying out of building or other operations?

- [x] Yes
- [ ] No

If Yes, please give detailed description of all such operations

Proposed lawful loft extension (hip to gable conversion, with associated rear dormer, 2x flush-fitted velux windows to front-facing roof slope and flat roof skylight to rear dormer).

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

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

Residential dwelling built circa 1930s, unchanged use since originally built.

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

Please refer to council tax records and previous planning applications at this address.

Select the use class that relates to the existing or last use

C3

Select the use class that relates to the proposed use

C3

Is the proposed operation or use

permanent

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

Proposed application under lawful development application Class B (additions to roof, i.e. loft conversions) complies with permitted development guidelines, e.g. existing ridge height not altered, additional volume is under 50 cubic metres, etc. Please see drawings.

Further information about the Proposed Development

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

31 m²

Number of additional bedrooms proposed

1

Number of additional bathrooms proposed

1

Parking

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

- [x] Yes
- [ ] No

Vehicle Type	Existing Spaces	Proposed Spaces	Difference
Cars	2	2	0

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- [x] Yes
- [ ] No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

Applicant

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

◯ Yes
⊘ No

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

Interest in the Land

Please state the applicant's interest in the land

⊘ Owner
◯ Lessee
◯ Occupier
◯ Other

Ownership Certificates and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)
Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

- [x] Yes
- [ ] No

Is any of the land to which the application relates part of an Agricultural Holding?

- [ ] Yes
- [x] No

Certificate A

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding***

*"owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.

** "agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act.

NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.*

Person Role

The Applicant

Title

mr and mrs

First Name

-

Surname

Aarons

Declaration Date

02/11/2026

Declaration Made

- [x] Yes
- [ ] No

Declaration

I/We hereby submit this Application for Lawful Development Certificate for a Proposed use or Development as described in the questions answered, details provided, 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.

☑ I / We agree to the outlined declaration

Signed	Date
Michael Oakes	02/11/2026