STAFFORDSHIRE
moorlands
DISTRICT COUNCIL

ACHIEVING · EXCELLENCE

Simon W. Baker B.Ed MBA MIMSPA
Chief Executive

Mrs Julia Allen
Julia Allen Building Design
The Fold Snelston
Ashbourne
DE6 2EP

Mr & Mrs Ball
Cotton Bank Farm Cotton Bank
Cotton
Staffordshire
ST10 3DU

Application no: SMD/2019/0776

Determined on: 13/02/2020

Town and Country Planning Act 1990 Section 192
(As amended by Section10 of Planning and Compensation Act 1991)
Town and Country Planning (Development Management Procedure) (England) Order 2015

APPROVAL TO ISSUE CERTIFICATE OF LAWFULNESS OF PROPOSED USE OR DEVELOPMENT

Staffordshire Moorlands District Council hereby approves to certify that on 19/12/2019; the works specified in the First Schedule taking place on the land specified in the Second Schedule and edged red on the plan attached to this certificate and shown on plan ref JABD/266/002, was lawful within the meaning of Section 191 of the Town and Country Planning Act 1990 (as amended), for the following reason(s):

The proposed development complies with Schedule 2, Part 1, Class A of the above Town and Country Planning (General Permitted Development) (England) Order 2015.

FIRST SCHEDULE

Certificate of lawfulness for a proposed single storey garden room

X

Signed by: JaneC

On behalf of Staffordshire Moorlands District Council

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SECOND SCHEDULE
Cotton Bank Farm Cotton Bank Cotton Staffordshire ST10 3DU



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NOTES

1. An applicant may appeal against by giving notice to the Secretary of State:-

   (a) the refusal to issue a certificate under Section 192 of the Act; or

   (b) the failure to give notice of the Council's decision within 8 weeks of the registration of the application, or any other period agreed with the Local Planning Authority;

   Appeals must be made using a form which you can get from the Secretary of State at Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN (Tel: 0303 444 5000) or online at https://acp.planninginspectorate.gov.uk

2. As part of the appeal process the Applicant must submit to the Planning Inspectorate a copy of the following documents:

   - a copy of your original application
   - a copy of the local planning authority's decision notice - if they didn't make a decision, send a copy of the letter acknowledging your application
   - a map of the site
   - copies of all plans, drawings and documents you sent to the local planning authority
   - copies of any letters or emails from the local planning authority
   - any other documents that directly support your appeal

   If you think your land or building is now lawful because the time limit for enforcement has passed, you also need to submit evidence like:

   - dated photographs of the site
   - letters from neighbours
   - receipts or invoices for work
   - plans and drawings