



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	
Suffix	
Property name	Land at the rear of 19 Thames Drive and adjacent to 3 Palmerston Way
Address line 1	Biddulph
Address line 2	
Address line 3	
Town/city	Stoke-on-Trent
Postcode	ST8 7SX
Description of site location must be completed if postcode is not known:	
Easting (x)	388955
Northing (y)	358016
Description	

Land at the rear of 19 Thames Drive and adjacent to 3 Palmerston Way, Biddulph, Staffs

2. Applicant Details

Title	Mr
First name	A
Surname	Gough
Company name	
Address line 1	65 John O'Gaunt Road
Address line 2	
Address line 3	
Town/city	Newcastle-under-Lyme

2. Applicant Details

Country

Postcode

ST5 2SZ

Are you an agent acting on behalf of the applicant?

☒ Yes ☐ No

Primary number

Secondary number

Fax number

Email address

3. Agent Details

Title

Mr

First name

Martin

Surname

Levie

Company name

Harrison Wood Consultancy Ltd

Address line 1

Unit 3, Studio 2

Address line 2

Silverdale Enterprise Centre

Address line 3

Kents Lane, Silverdale

Town/city

Newcastle-under-Lyme

Country

Postcode

ST5 6SR

Primary number

Secondary number

Fax number

Email

4. Description of Proposal

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

☒ Yes ☐ No

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)

Construction of new detached two storey house with attached garage and new vehicle access and driveway together with on-site foul and surface water drains.

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

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 proposal relates to the site which has been granted planning permission, and is in the correct position and edged red and correctly addressed in supporting documentation, but where the address of the site on the Planning Decision Notice is incorrectly referred.

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

Planning Permission SMD/2019/0024, granted 15th June 2020 together with supporting House Plans, Site Plan and Location Plan

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 granted planning permission has a typographical error for the actual address of the property, although all of the supporting location plan details and other documents for the property are correct. The Lawful Development Certification is required to confirm the actual true address relates to the awarded planning consent

6. 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

7. 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	
Surname	
Reference	SMD/2019/0024

Date (Must be pre-application submission)

29/03/2021

Details of the pre-application advice received

7. Pre-application Advice

Email correspondence over the last few weeks concerning the address of the site and telephone calls on 29th March 2021 to confirm that the best way forward to clarify the situation is to submit a Certificate of Lawfulness application, following Ben Haywood's telephone conversations with the local authority solicitors.

8. 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?

9. Interest in the Land

Please state the applicant's interest in the land

- ☒ Owner
- ☐ Lessee
- ☐ Occupier
- ☐ Other

10. 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)