



TOWN AND COUNTRY PLANNING ACT 1990: SECTION 191 AND 192
(as amended by section 10 of the Planning and Compensation Act 1991)
Town and Country Planning (Development Management Procedure) (England)
Order 2010 (DMPO)

ARTICLE 24

CERTIFICATE OF LAWFUL USE OR DEVELOPMENT

**PLANNING DECISION NOTICE – APPROVAL
For Planning Application No. S6/2011/0008/LU**

Agent Name and Address

Mr P Toouli
Client Design Services Ltd
8 Timberdene Avenue
BARKINGSIDE
IG6 2LS

Applicant Name and Address

Mr M Vignalli
45 Kentish Lane
Brookmans Park
HATFIELD
AL9 6NG

The Welwyn Hatfield Council hereby certify that on 06/01/2011 the operations described in the First Schedule hereto in respect of the land specified in the Second Schedule hereto and edged red on the plan attached to this certificate would have been lawful within the meaning of section 192 of the Town and Country Planning Act 1990 (as amended), for the following reason:-

1. The proposed development complies with Schedule 2, Part 1, Class A and B of the Town and Country Planning (General Permitted Development) Order 1995 as amended by the Town and Country Planning (General Permitted Development) (Amendment) (No.2) (England) Order 2008.

First Schedule: Proposed two storey rear and single storey side extension and loft conversion incorporating rear dormer and garage conversion

**Second Schedule: 45 Kentish Lane, Brookmans Park, HATFIELD, Hertfordshire
AL9 6NG**

Tracy Harvey
Head of Development Control

Date: 17 January 2011

NOTES:

1. This certificate is issued solely for the purpose of section 192 of the Town and Country Planning Act 1990 (as amended)
2. It certifies that the operations specified in the First Schedule taking place on the land described in the Second Schedule would have been lawful, on the specified date and, thus would not have been liable to enforcement action under section 172 of the 1990 Act on that date.
3. This certificate applies only to the extent of the operations described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any operation which is materially different from that described or which relate to other land may render the owner or occupier liable to enforcement action.
4. The effect of the certificate is also qualified by the proviso in section 192(4) of the 1990 Act, as amended, which states that the lawfulness of a described use or operation is only conclusively presumed where there has been no material change, before the use is instituted or the operation began, in any of the matters relevant to determining such lawfulness.

APPROVED PLAN NUMBER(S): Site Location Plan (1:1250) & C10/56/CLU 06A & C10/56/CLU 01 & C10/56/CLU 08 & C10/56/CLU 05A & C10/56/CLU 07A received and dated 6th January 2011