

**NOTIFICATION OF DECISION OF
THE LOCAL PLANNING AUTHORITY**

Date of Decision: 7 April 2020



Email: planning@folkestone-hythe.gov.uk

Mr Sonny Spencer
Jacks Park
Unit 3
Cinque Ports Road
Mountfield Industrial Estate
New Romney
Kent
TN28 8AN

**TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED): SECTION 192
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT
PROCEDURE) (ENGLAND) ORDER 2015: ARTICLE 39
LAWFUL DEVELOPMENT CERTIFICATE (PROPOSED)**

APPLICATION NUMBER: Y19/1266/FH

The Folkestone & Hythe District Council hereby certifies that on 30 December 2019 the development described in the First Schedule of this certificate in respect of the land specified in the Second Schedule and shown edged red on the site plan attached (the Site Plan) was lawful within the meaning of the above legislation for the following reason(s):

Reasons

- 1 From the information provided on the submitted site location plan received 5th November 2019 together with the proposed floor plans and proposed elevations (x2), received 27th December 2019, the proposed single storey rear extension constitutes permitted development by virtue of Schedule 2, Part 1, Class A of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended).
- 2 The solar PV equipment as shown on the proposed elevations did not form part of the description given by the applicant on the submitted application form and therefore does not form part of the Council's assessment of this Lawful Development Certificate. Any solar PV equipment that is higher than the highest part of the roof is not permitted development as set out under Part 14, Class A.1(b) of the GPDO 2015 and planning permission would be required.

A handwritten signature in black ink, appearing to read 'Myself'.

Issued by the Chief Planning Officer

First Schedule Certificate of lawful development (proposed) for a single storey rear extension

Second Schedule 29 Links Crescent, St Marys Bay, Romney Marsh, Kent, TN29 0RS

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 development specified in the First Schedule which has taken / is taking place on the land described in the Second Schedule was lawful, on the specified date and, thus, was not liable to enforcement action under Section 172 of the 1990 Act on that date.
3. This certificate applies only to the extent of the development described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any development which is materially different from that described or which relates to other land may render the owner or occupier liable to enforcement action

PLEASE SEE THE ATTACHED MAP

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