



Knowsley Council

**REGENERATION AND ECONOMIC
DEVELOPMENT DEPARTMENT**

TOWN AND COUNTRY PLANNING ACT 1990: SECTION 192

TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE) ORDER 2015

CERTIFICATE OF LAWFUL USE OR DEVELOPMENT

Application No: 22/00116/CLD

Name and address of applicant

Jacobsen
20 Marsden Road
Knowsley
Halewood
L26 9UL

Name and address of agent

ArchHaus
220 Derby Road
Widnes
WA8 3UF

Date of Receipt: 22 February 2022

Date Valid: 24 February 2022

FIRST SCHEDULE

CERTIFICATE OF LAWFULNESS FOR A PROPOSED SINGLE STOREY REAR EXTENSION

SECOND SCHEDULE

20 Marsden Road, Halewood, Knowsley, L26 9UL

Knowsley Metropolitan Borough Council hereby certify that on 22 February 2022 the development described in the First Schedule to this Certificate in respect of the land specified in the Second Schedule to this Certificate and edged red on the plan attached to this Certificate would be lawful within the meaning of section 192 of the Town and Country Planning Act 1990 (as amended), for the following reason(s):

1. The proposal complies with the requirements of Class A of Part 1, Schedule 2 of the Town and Country Planning (General Permitted (England) Order 2015 (as amended).
- 1 NOTE FOR APPLICANT: The applicant's attention is drawn to the following comments:
- 2 It is a condition (A.3 (a)) of the permission granted under The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) that the materials used in any exterior work (other than materials used in the construction of a conservatory) must be of similar appearance to those used in the construction of the exterior of the existing dwellinghouse.
- 3 The proposed development lies within a coal mining area which may contain unrecorded coal mining related hazards. If any coal mining feature is encountered during development, this should be reported immediately to the Coal Authority on 0345 762 6848.

Further information is also available on the Coal Authority website at:
www.gov.uk/government/organisations/the-coal-authority

Executive Director - Regeneration and Economic Development

On Behalf of: Knowsley Metropolitan Borough Council

Date: 29 July 2022

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 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 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.
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 operations begun, in any of the matters relevant to determining such lawfulness.

CERTIFICATE OF LAWFULNESS FOR A PROPOSED SINGLE STOREY REAR EXTENSION

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