

Regeneration and Economic Development Department

APPLICATION NO: 21/00549/CLD

APPLICANT: ABC Taxis NW Ltd

WARD AFFECTED: Halewood South

DEVELOPMENT: CERTIFICATE OF LAWFULNESS FOR PROPOSED USE AS AN UN-MANNED SINGLE WORK STATION WITHIN EXISTING DWELLING FOR THE PROVISION OF AN AUTOMATED PRIVATE HIRE TAXI BOOKING SYSTEM.

LOCATION OF SITE: 14 Poplar Close, Halewood, L26 6BP

KNOWSLEY LOCAL PLAN ALLOCATION –

Primarily Residential Area

RELEVANT POLICIES

Town and Country Planning Act 1990 (as Amended)

PLANNING HISTORY

N/A

TECHNICAL CONSULTATIONS:

N/A

NEIGHBOUR NOTIFICATION:

N.A

ISSUES AND ASSESSMENT:

PROPOSAL

The application is a lawful development certificate for the proposed use as an unmanned single work station within existing dwelling for the provision of an automated private hire taxi booking system.

Town and Country Planning Act 1990 (as Amended)

Para 55 of the Town and Country Planning Act 1990 states “development” means the carrying out of building, engineering, mining or other operations in, on over or under land, or the making of any material change in the use of any buildings or other land.

The proposal is for the use of the property for computer systems in connection with a Taxi business. The proposal would involve a change of use from a residential use to a mixed residential/sui generis. However, as the changes would affect only the interior of the building and no staff or vehicles would enter the property, the proposal would not constitute a material change of use.

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Therefore, the proposed use of the building for as a mixed residential/ taxi satellite office use would not constitute development that would require planning permission.

RECOMMENDATION:

The proposal does not constitute development as set out in the Town and Country Planning Act 1990 (as Amended). Therefore, planning permission is not required.

Andrew Hunt

13 August 2021

Alan Kilroe

17 August 2021

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