



**Knowsley Council**

**REGENERATION AND ECONOMIC  
DEVELOPMENT DEPARTMENT**

**TOWN AND COUNTRY PLANNING ACT 1990: SECTION 192**  
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE) ORDER 2015  
(AS AMENDED)

**REFUSAL OF CERTIFICATE OF LAWFUL USE OR  
DEVELOPMENT**

**Application No: 25/00334/CLD**

**Name and address of applicant**

Miss Charlotte Halewood  
28 Mirfield Close  
Halewood  
Knowsley  
L26 9XP

**Name and address of agent**

Abex Design Ltd.  
5 Breezehill Park  
Neston  
Cheshire  
CH64 9XZ

**Date of Receipt:** 27 May 2025

**Date Valid:** 3 June 2025

**FIRST SCHEDULE**

CERTIFICATE OF LAWFUL DEVELOPMENT FOR A SINGLE STOREY REAR EXTENSION

**SECOND SCHEDULE**

28 Mirfield Close, Halewood, Knowsley, L26 9XP

In pursuance of their powers under the above mentioned Act and Order, Knowsley Metropolitan Borough Council as local planning authority HEREBY REFUSE your application, dated 27 May 2025, for a certificate of lawful use or development under Section 192 of the Act, for the development described in the First Schedule to this Certificate in respect of the land specified in the Second Schedule to this Certificate.

The grounds for the Council's decision are as follows:-

1. The proposal does not comply with paragraph (f) (i) and paragraph (ja) of Schedule 2, Class A, Part 1 of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended), as the proposed rear extension would extend 3.26m, exceeding the 3m limit for a terraced dwellinghouse. Therefore, planning permission is required.

**Executive Director - Regeneration and Economic Development**

On Behalf of: Knowsley Metropolitan Borough Council

**Date: 30 June 2025**

**Notes**

1. If you are aggrieved by the decision of the Council to refuse an application for a certificate under sections 191 or 192 of the Town and Country Planning Act 1990 (as amended) or to refuse it in part you may appeal to the Secretary of State under Section 195 of the Act (as amended).
2. Notice of appeal must be given in writing to the Planning Inspectorate, PO Box 326, Temple Quay House, 2 The Square, Temple Quay, Bristol, BS99 7XF. Copies of all relevant documents, including the application, the notice of decision and all plans, drawings and correspondence must be supplied to the Secretary of State.
3. You are advised to consult the brief official guide to applications and appeals, published by the Department of Communities and Local Government, which is available at <http://www.communities.gov.uk/documents/planningandbuilding/pdf/developmentcertificates.pdf>