

Application No. 16/01292/CLU\_P

**TOWN AND COUNTRY PLANNING ACT 1990  
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE)  
(ENGLAND) ORDER 2015**

**CERTIFICATE OF LAWFULNESS OF PROPOSED USE OR DEVELOPMENT**

To: Mr H Nurden  
c/o 4D Planning  
86-90 Paul Street  
3rd Floor  
London EC2A 4NE  
FAO: Mr E Osborne

The Council of the London Borough of Barking and Dagenham hereby certify that on 16th August 2016 the development described in the First Schedule hereto in respect of the land specified in the Second Schedule hereto **WOULD BE 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 the requirements of Classes B and C of Part 1 of Schedule 2 of the Town & Country Planning (General Permitted Development) (England) Order 2015, (As amended).

**FIRST SCHEDULE**

Application for a certificate of lawfulness for a proposed development: Loft conversion involving construction of gable end roof, rear dormer window and installation of front rooflights and allocated the case number 16/01292/CLU\_P.

**SECOND SCHEDULE**

12 Ross Avenue  
Dagenham  
Essex  
RM8 1PU

Dated: 11th October 2016

**Development Management  
Regeneration & Economic  
Development  
Barking Town Hall  
1 Town Square  
Barking IG11 7LU**



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**Strategic Director – Growth & Homes**

## **INFORMATIVES**

**In connection with this decision, it would be appreciated that you take notice of the following:-**

The application hereby approved shall only be carried out in accordance with the following drawing number(s) submitted with the application unless otherwise agreed in writing by the Local Planning Authority. Drawing Number Reference(s) - 12RA01, 02, 03, 04, 05, 06, 07 and 12RA08.

**WARNING: the exterior materials used in the development must be of a similar appearance to those used in the construction of the exterior of the existing dwellinghouse. It is recommended that samples of the exterior materials to be used are submitted to the Local Planning Authority for approval prior to work commencing. This is in order to comply with the Town and Country Planning (General Permitted Development) Order 2015.**

**WARNING: the upper floor window in the side elevation must be obscure glazed; in addition the window must be non-opening unless the parts of the window which can be opened are more than 1.7 metres above the floor of the room in which the window is installed. This is in order to comply with the Town and Country Planning (General Permitted Development) Order 2015 as amended.**

**IMPORTANT - ATTENTION IS DRAWN TO THE NOTES OVERLEAF**

## **NOTES**

1. This certificate is issued solely for the purposes of Section 192 of the Town and Country Planning Act 1990 (as amended).
2. It certifies that the use or development specified in the First Schedule taking place on the land described in the Second Schedule would have been lawful on the specified date. 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.
3. If you are aggrieved by this decision you may appeal to the Secretary of State under Section 195 of the Town and Country Planning Act 1990. Appeals are required to be made in writing within six months (or such longer period as the Secretary may allow) of the Council's decision.