



High Peak Borough Council

working for our community

Mrs Clare Gascoigne
Emery Planning Partnership
Hobson Street
Macclesfield
Cheshire
SK11 8BS

Mr Longman
C/o Agent

Application no: HPK/2022/0520

Determined on: 20/01/2023

**Town and Country Planning Act 1990 Section 192
(As amended by Section 10 of Planning and Compensation Act 1991)
Town and Country Planning (Development Management Procedure) (England) Order 2015**

**APPROVAL TO ISSUE CERTIFICATE OF LAWFULNESS OF
PROPOSED USE OR DEVELOPMENT**

High Peak Borough Council hereby approves to certify that on 18/11/2022; the proposed use specified in the First Schedule taking place on the land specified in the Second Schedule and edged red on the plan attached to this certificate, was lawful within the meaning of Section 192 of the Town and Country Planning Act 1990 (as amended), for the following reason(s):

1. The Local Planning Authority are satisfied that having regard to Section 56 of the Town and Country Planning Act 1990, a lawful material start to development has commenced on site, in accordance with development approved under HPK/2019/0417. Therefore in accordance with Section 192 of the Town and Country Planning Act 1990, it is accepted that the proposed development as described can lawfully be completed in accordance HPK/2019/0417.

FIRST SCHEDULE

Certificate of Lawful Proposed Development to confirm that the construction of a new building comprising B1 offices/workshops on the ground floor with a flat above pursuant to planning permission HPK/2019/0417 would be lawful.

X 

Signed by: Jane Colley Signature

On behalf of High Peak Borough Council

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SECOND SCHEDULE

Land at Forge Road Chinley Derbyshire SK23 6FH



27 to 32, 72 to 74 and 76/77)



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NOTES

1. An applicant may appeal against by giving notice to the Secretary of State:-

- (a) the refusal to issue a certificate under Section 192 of the Act; or
- (b) the failure to give notice of the Council's decision within 8 weeks of the registration of the application, or any other period agreed with the Local Planning Authority;

Appeals must be made using a form which you can get from the Secretary of State at Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN (Tel: 0303 444 5000) or online at <https://acp.planninginspectorate.gov.uk>

1. As part of the appeal process the Applicant must submit to the Planning Inspectorate a copy of the following documents:

- a copy of your original application
- a copy of the local planning authority's decision notice - if they didn't make a decision, send a copy of the letter acknowledging your application
- a map of the site
- copies of all plans, drawings and documents you sent to the local planning authority
- copies of any letters or emails from the local planning authority
- any other documents that directly support your appeal

If you think your land or building is now lawful because the time limit for enforcement has passed, you also need to submit evidence like:

- dated photographs of the site
- letters from neighbours
- receipts or invoices for work
- plans and drawings