



High Peak Borough Council

working for our community

Mrs Amy Axon
Guy Taylor Associates
Trafalgar House 5-7 High Lane
Manchester
M21 9DJ

Karolina Brown
10 Fauvel Road
Glossop
SK13 7AR

Application no: HPK/2023/0239

Determined on: 27th December 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 15/06/2023; the *OPERATION* 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. A Certificate of Lawfulness (proposed) can be issued on the basis that the proposed development constitutes permitted development by virtue of the provisions of Class B and C of Part 1, Schedule 2 of the Town and Country Planning (General Permitted Development) (England) Order 2015 as amended. Formal planning permission is therefore not required.

FIRST SCHEDULE

Application for a Lawful Development Certificate for a Proposed dormer extension to create a master bedroom with ensuite and storage room

SECOND SCHEDULE

10 Fauvel Road Glossop Derbyshire SK13 7AR

X *B.J. Haywood*

Signed by: Ben Haywood

On behalf of High Peak Borough Council





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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