[redacted]

From: Erin Williams [redacted]
Sent: 15 April 2026 20:49
To: Planning Comments (HPBC)
Subject: Objection to HPK/2026/0127

[redacted]

Dear Planning Officer,

I am writing to formally object to the application for a Certificate of Lawfulness relating to the alleged "bungalow" at Moor Edge submitted to High Peak Borough Council.

My objection is based on the following grounds:

1 No evidence of planning permission for construction

There is no evidence that planning permission was ever granted for the construction of the structure described as a bungalow. As such, its lawful status as a residential dwelling is highly questionable.

2 No evidence of residential use

To my knowledge, the building has never been used as a residential dwelling (i.e., a house). Without clear and continuous residential occupation, it cannot be considered a lawful dwelling.

3 No separate postal or registered address

There is no evidence that the structure has ever been assigned a separate address distinct from Moor Edge. This further indicates that it has not been recognised as an independent residential unit.

4 No council tax or rates history

There appears to be no evidence that council tax or business rates have ever been paid for the property as a separate dwelling.

5 No electoral register records

There is no evidence that any individual has been registered to vote at the property as a separate residence.

Given the lack of evidence demonstrating lawful construction or continuous residential use, the applicant cannot reasonably claim that the building has been used continuously as a dwelling for the required period.

For these reasons, I believe the application for a Certificate of Lawfulness should be refused. If the applicant wishes to establish the property as a dwelling, the appropriate route would be to submit a full planning application so that the proposal can be properly assessed through the planning process.

Thank you for taking my comments into consideration.

Yours faithfully,

Erin Williams
79 New Mills Road, Birch Vale, High Peak, SK22 1BX