

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)

TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT) (ENGLAND) ORDER 2015 (AS AMENDED)



## CERTIFICATE OF LAWFULNESS EXISTING - APPROVED

To: Mr Jon Sidey  
10 Market Square  
Higham Ferrers  
NN10 8BT  
United Kingdom

**Application no: 22/01059/CLUE**

Applicant: Mr R Scandian  
9 Diamond Court  
Opal Drive  
Fox Milne  
Milton Keynes  
MK15 0DU

The Milton Keynes Council hereby certify that on 9th May 2022 the existing use or development described in the First Schedule hereto in respect of the land specified in the Second Schedule hereto (and where a plan is attached to this Certificate, the area edged in red) is lawful within the meaning of section 191 of the Town and Country Planning Act 1990 (as amended), for the following reason(s)

(1) The Council has no compelling evidence to contradict information that has been provided by the applicant which details the commencement of works on the site and the means by which the works were commenced. The Local Planning Authority is satisfied that on the balance of probabilities, the development has been implemented lawfully granted under application reference 17/02377/FUL, and that planning permission remains extant.

### First Schedule

Certificate of lawfulness to confirm the commencement of permission 17/02377/FUL (Demolition of the existing rear sheds and walls for the formation of new extensions and additions for the conversion of the upper floor and rear site into five dwellings with retained ground floor retail uses and a new car parking area).

### Second Schedule

49 - 51 Aylesbury Street Bletchley Milton Keynes, MK2 2BQ

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**Your attention is drawn to the attached notes**

A handwritten signature in blue ink, appearing to be 'JP', with a long horizontal line extending to the right.

11th July 2022

**Jon Palmer MRTPI – Head of Planning**  
For and on behalf of the Council

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## NOTES

- (1) This certificate is issued solely for the purpose of section 191 of the Town and Country Planning Act 1990 (as amended).
- (2) It certifies that the use or development specified in the First Schedule proposed to take place on the land described in the Second Schedule would have been lawful, on the specified date and, thus, would not have been liable to enforcement action under section 172 of the 1990 Act of that date.
- (3) This certificate applies only to the extent of the use or development described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any use or development which is materially different from that described or which relates to other land may render the owner or occupier liable to enforcement action.
- (4) The effect of the certificate is also qualified by the provision in section 191(4) of the 1990 Act, as amended, which states that the lawfulness of a described use or operation is only conclusively presumed where there has been no material change, before the use is instituted or the operations begun, in any of the matters relevant to determining such lawfulness.
- (5) If you are aggrieved by the decision of the Council to refuse your application in whole or in part (including a case in which the Council modify the description of the use, operations or other matter in the application or substitute an alternative description for that description) then you can appeal to the Secretary of State for the Environment under Section 195 of the Town and Country Planning Act 1990 (as amended). If you want to appeal, then you must do so using a form which you can get from The Planning Inspectorate, Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN or Customer Support Unit Tel: 0117 372 6372. Appeal forms and guidance can also be downloaded from the Planning Inspectorate's website [www.planning-inspectorate.gov.uk](http://www.planning-inspectorate.gov.uk).

Alternatively, the Planning Inspectorate have introduced an online appeals service which you can use to make your appeal online. You can find the service through the Appeals area of the Planning Portal – <https://www.planningportal.co.uk/info/200207/appeals>. The Inspectorate will publish details of your appeal on the internet (on the Appeals area of the Planning Portal). This may include a copy of the original planning application form and

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relevant supporting documents supplied to the local planning authority by you or your agent, together with the completed appeal form and information you submit to the Planning Inspectorate. Please ensure that you only provide information, including personal information, that you are happy will be made available to others in this way. If you supply personal information belonging to a third party please ensure have their permission to do so. More detailed information about data protection and privacy matters is available on the Planning Portal.