Julian Townsend
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Development Management

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Noble
44 Manor Road
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DE56 1NT

Business Unit : **DEVELOPMENT CONTROL**
Our Ref : HEATHW-AVA/2020/1174
Your Ref : H6786
Date : 29 January 2021
Ask For : Heather Wynne
Direct Dial : 01773 841593
Email : heather.wynne@ambervalley.gov.uk

AMBER VALLEY BOROUGH COUNCIL

TOWN AND COUNTRY PLANNING ACT 1990
SECTIONS 191 AND 192 (as amended by section 10 of the Planning and Compensation Act 1991)

TOWN AND COUNTRY PLANNING
(DEVELOPMENT MANAGEMENT PROCEDURE) 2015: ARTICLE 39

General Permitted Development Order 2015

CERTIFICATE
OF
PROPOSED LAWFUL USE OR DEVELOPMENT

The **Amber Valley Borough Council** hereby certify that on 28th January 2021 the use described in the First Schedule to this certificate in respect of the land specified in the Second Schedule to this certificate and edged red on the plan attached to this certificate, is not lawful within the meaning of section 191 of the Town and Country Planning Act 1990 (as amended), for the following reason:

1. The drawings submitted with the application show a window to the side elevation on the proposed second floor which is part of the works for the loft conversion. Condition B.2 (C) of Class B, Part 1 of the General Permitted Development Order 2015 (amended) states that any window inserted on a wall or roof slope forming a side elevation of the dwelling must be obscurely glazed and non-opening unless parts of the window which can be opened are more than 1.7m above the floor of the room in which the window is installed. The window shown on the submitted plans appears to be opening and not above 1.7 m from the finished floor level. The window is also not noted as being obscurely glazed and it is considered the proposal does not comply with this condition and therefore the proposal does not constitute permitted development.

Signed:



Julian Townsend
Executive Director (Operations)
Date

First Schedule

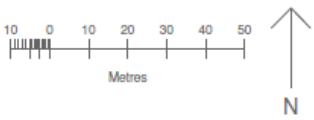
Certificate of Lawful Development for a proposed loft conversion

Second Schedule

44 Manor Road Belper Derbyshire



2020 OS 100042766



LOCATION MAP

1 : 1250

Extension Plans, 16 Shakespeare Road W7 1LR	44 Manor Road, Belper DE56 1NT	Stacey Noble and Ashley Noble			
	PROJECT ADDRESS:	CLIENT:			
		Date: 27.11.20	Scale (@ A4) 1:1250	Rev. Date	Rev. 1
PROJECT: Loft Conversion	DRAWING TITLE: LOCATION MAP	Drawn by: NH Checked by: Checker	DRAWING NUMBER: MR-R00-EX-101		