Simon Gladwin
Executive Director (Operations)
Development Management

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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) ORDER 2015:

General Permitted Development Order 2015, Schedule 2, Part 1, Class A & C and Part 14, Class A.

CERTIFICATE
OF
LAWFUL DEVELOPMENT

The **Amber Valley Borough Council** hereby certify that on 11th July 2022 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:

- The enlarged part of the dwellinghouse would extend beyond a wall which forms the principal elevation of the original dwellinghouse and therefore the proposed works to the bay windows would not comply with Schedule 2, Part 1, Class A, criteria e (i) of the General Permitted Development Order 2015 (as amended) and therefore does not constitute permitted development.

Signed

S Gladwin

Simon Gladwin
Executive Director (Operations)
Date 02.09.2022

First Schedule

Application for a Lawful Development Certificate for a proposed new pitched roofs to ground floor rear bay windows, solar PV panels and rooflight to rear roof

Second Schedule

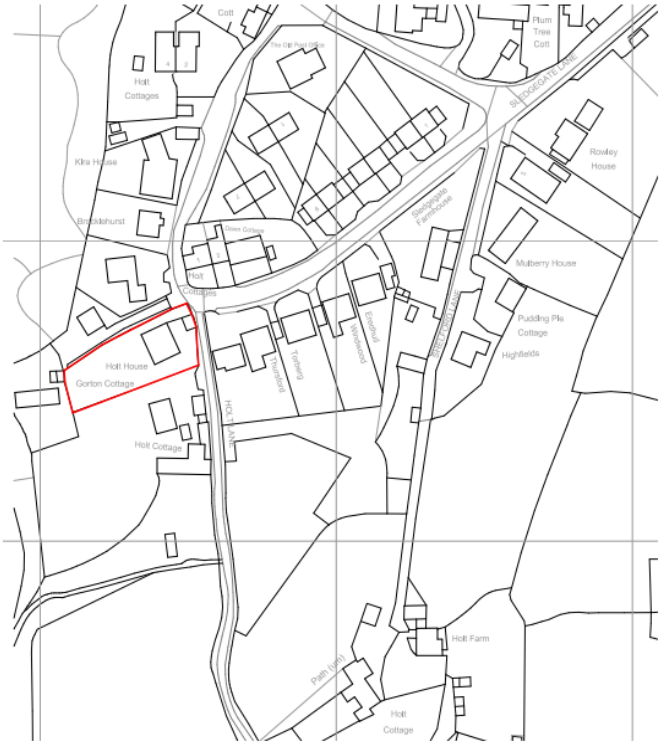
Holt House Holt Lane Lea

Notes

1. This certificate is issued solely for the purpose of section 191/192 of the Town and Country Planning Act 1990 (as amended).

This decision is based on the following submitted plans/documents:

Plan Type	Reference	Version	Date Received
Elevations	2031-05/B		29th July 2022
Proposed Plan	2031-02/B		29th July 2022



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Location Plan 1:1250

Holt House
Holt Lane
Lea
Matlock
DE4 5GQ