



Application for a Lawful Development Certificate for a Proposed use or development.
Town and Country Planning Act 1990: Section 192, as amended
by section 10 of the Planning and Compensation act 1991.
Town and Country Planning (Development Management Procedure) (England) Order 2015

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website.
If you require any further clarification, please contact the Authority's planning department.

1. Applicant Name, Address and Contact Details

Title:	<input type="text" value="Mr"/>	First Name:	<input type="text" value="Rob"/>	Surname:	<input type="text" value="Gray"/>
Company name:	<input type="text"/>				
Street address:	<input type="text" value="Unit 5, Monkton Business Park North"/>				
	<input type="text"/>	Telephone number:	<input type="text"/>		
	<input type="text"/>	Mobile number:	<input type="text"/>		
Town/City:	<input type="text" value="HEBBURN"/>	Fax number:	<input type="text"/>		
Country:	<input type="text"/>	Email address:	<input type="text"/>		
Postcode:	<input type="text" value="NE31 2JZ"/>		<input type="text"/>		
Are you an agent acting on behalf of the applicant?		<input checked="" type="radio"/> Yes <input type="radio"/> No			

2. Agent Name, Address and Contact Details

Title:	<input type="text" value="Mr"/>	First Name:	<input type="text" value="Mark"/>	Surname:	<input type="text" value="Dunville"/>
Company name:	<input type="text" value="Advanced Renewable Power"/>				
Street address:	<input type="text" value="Picktree Office Suites"/>				
	<input type="text" value="21 Swinhope"/>	Telephone number:	<input type="text" value="01914813316"/>		
	<input type="text"/>	Mobile number:	<input type="text" value="07921710796"/>		
Town/City:	<input type="text" value="Washington"/>	Fax number:	<input type="text"/>		
Country:	<input type="text"/>	Email address:	<input type="text"/>		
Postcode:	<input type="text" value="ne38 9hr"/>		<input type="text" value="maria@arpower.co.uk"/>		

3. Site Address Details

Full postal address of the site (including full postcode where available)

Description:

House: Suffix:

House name:

Street address:

Town/City:

Postcode:

Description of location or a grid reference
(must be completed if postcode is not known):

Easting:

Northing:

4. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

Yes No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title: First name: Surname:

Reference:

Date (DD/MM/YYYY): (Must be pre-application submission)

Details of the pre-application advice received:

Katherine confirmed the following fee to our Commercial Director, Ashley Jones via email:

The fee for a Certificate of Lawfulness of Proposed use or development is half the amount of the fee of an equivalent planning application.
The fee would have been £195 therefore the fee you need to pay will be £97.50

5. Lawful Development Certificate - Interest in Land

Please state the applicant's interest in the land:

a) Owner b) Lessee c) Occupier d) Other

6. Authority Employee/Member

With respect to the Authority, I am:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

Do any of these statements apply to you?

Yes No

7. Grounds for Application

Information about the existing use(s)

Please explain why you consider the existing or last use of the land is lawful, or why you consider that any existing buildings, which it is proposed to alter or extend are lawful:

7. Grounds for Application

As of the 6th April 2012 planning permission is no longer required to install solar PV on non-domestic buildings. This came into effect by an amendment to permitted development rights and has had a huge impact upon the requirement for planning for retrofits on commercial and agricultural buildings. However, as with all permitted development rights there are conditions that must be met:

The solar must not protrude more than 200 mm from the surface that it is on, i.e. roof slope or wall. The exception to this is if it is on a flat roof, where the solar PV must be less than 1 metre in height above the highest part of the flat roof excluding any chimneys.

The solar must be more than 1 metre away from the external edge of the roof or the joint of the wall that it is on.

If situated on article 1(5) land* the solar cannot be on a roof slope or wall fronting the highway.

Please list the supporting documentary evidence (such as a planning permission) which accompanies this application:

If you consider the existing or last use is within a 'Use Class' in the Town and Country Planning (Use Classes) Order 1987 (as amended) state which one:

Information about the proposed use(s)

If you consider the proposed use is within a 'Use Class' in the Town and Country Planning (Use Classes) Order 1987 (as amended), state which one:

Is the proposed operation or use:

Permanent

Temporary

Why do you consider that a Lawful Development Certificate should be granted for this proposal?

The installation will be kept within the General Permitted Development Right parameters for Solar stated above. As per the attached specification drawings, the Solar will be roof mounted to the South West aspect and not facing a public highway. The solar panels have an anti-reflective coating, which is intended to maximise any energy absorbed by the sun, but also means the reflection from the solar panels should be minimal. We have designed the system so the distance between the edges of the roof and the panels is more than the minimum requirement of 1m.

8. Description of Proposal

Does the proposal consist of, or include, the carrying out of building or other operations?

Yes No

If Yes, please give detailed descriptions of all such operation and indicate on your plans (includes describing any proposal to alter or create a new access, layout or any new street; construct any associated hardstandings; means of enclosure; or draining the land/building)

We propose to install 865 x 265watt solar panels to the South West aspect of the building highlighted in the attached plans. This equates to a 229.23kWp Solar PV system. See panel data sheet attached as supporting document.

Does the proposal consist of, or include, a change of use of the land or building(s)?

Yes No

Has the proposal been started?

Yes No

9. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

Yes No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

The agent The applicant Other person

10. Declaration

I/we hereby apply for a Lawful Development Certificate as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.



Date

11/08/2016

Warning:

The amended section 194 of the 1990 Act provides that it is an offence to furnish false or misleading information or to withhold material information with intent to deceive. Section 193(7) enables the authority to revoke, at any time, a certificate they may have issued as a result of such false or misleading information.