

The Quays, Brunel Way, Baglan Energy Park, Neath SA11 2GG
Y Ceiau, Ffordd Brunel, Parc Ynni Baglan, Castell-nedd SA11 2GG

Tel **Ffôn** 01639 686868
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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) (Wales) Order 2012

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. Site Details

Number	42
Suffix	
Property name	
Address line 1	Caeglas
Address line 2	
Town/city	Cwmavon
Postcode	SA12 9AX

Description of site location must be completed if postcode is not known:

Easting (x)	277927
Northing (y)	192010

Description

2. Applicant Details

Title	mr
First name	ken
Surname	wall
Company name	
Address line 1	42, Caeglas
Address line 2	
Address line 3	
Town/city	Cwmavon

2. Applicant Details

Country	
Postcode	SA12 9AX
Primary number	07775727658
Secondary number	
Email address	

Are you an agent acting on behalf of the applicant? ☒ Yes ☐ No

3. Agent Details

Title	Mr
First name	ray
Surname	watts
Company name	invicta building advisory service
Address line 1	Min yr Efail
Address line 2	High Street
Address line 3	Nantyyfyllon
Town/city	maesteg
Country	United Kingdom
Postcode	CF34 0BW
Primary number	07971458724
Secondary number	
Email	invicta7777@yahoo.co.uk

4. 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)

replacement of existing conservatory addition to rear with new conservatory

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

5. 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

that the property has not had its permitted development rights removed

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

5. Grounds for 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:	Please Select...
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:	Please Select...
Is the proposed operation or use	☐ Permanent ☒ Temporary
If Temporary please give details	
Why do you consider that a Lawful Development Certificate should be granted for this proposal?	
That the proposed extension are within guidelines as per Welsh Government guidance document " Permitted Development Rights for Householders " Version 2	

6. 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	

7. Pre-application Advice

Has pre-application advice been sought from the local planning authority about this application?	☐ Yes ☒ No
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8. Authority Employee/Member

With respect to the Authority, is the applicant or agent one of the following: (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

9. Interest in the Land

Please state the applicant's interest in the land
☒ a) Owner
☐ b) Lessee
☐ c) Occupier
☐ d) Other

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 (cannot be pre-application)	26/10/2020