

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
Fax **Ffacs** 01639 686101

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	109
Suffix	
Property name	
Address line 1	Westlands
Address line 2	
Town/city	Aberavon
Postcode	SA12 7DE

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

Easting (x)	274457
Northing (y)	191836

Description

Rear and Side Extension

2. Applicant Details

Title	
First name	Lee
Surname	Davies
Company name	
Address line 1	109, Westlands
Address line 2	
Address line 3	
Town/city	Aberavon

2. Applicant Details

Country	United Kingdom
Postcode	SA12 7DE
Primary number	
Secondary number	
Email address	

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

3. Agent Details

Title	Mrs
First name	Clare
Surname	Johnston
Company name	CopperWorks Architectural Solutions
Address line 1	25
Address line 2	Queen Victoria Road
Address line 3	
Town/city	Llanelli
Country	United Kingdom
Postcode	SA15 2TR
Primary number	
Secondary number	
Email	

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)

Please see attached drawings showing the rear and side extension. The side extension will create a garage with access to the rear garden.

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

The new extension is with in the permitted development regulations.

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	
Why do you consider that a Lawful Development Certificate should be granted for this proposal?	
The new extension is with in the permitted development regulations.	

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
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 Tina
Surname Richards
Reference
Date (Must be pre-application submission)
01/11/2021
Details of the pre-application advice received
The new extension is with in the permitted development regulations.

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)