



Vets4Pets Ltd
C/O Miss Samia Syeda
Savills (UK) Limited
Belvedere
12 Booth Street
Manchester
M2 4AW
United Kingdom

**Regeneration and Planning
Development Management Team**

PO Box 4
Town Hall
Lancaster
LA1 1QR

TOWN & COUNTRY PLANNING ACT 1990 SECTION 192

TOWN & COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND) ORDER 2015: ARTICLE 39

CERTIFICATE OF LAWFUL USE OR DEVELOPMENT

Lancaster City Council hereby certify that on 13 July 2017 the use/operations described in the First Schedule in respect of the land specified in the Second Schedule and edged in red on the plan attached to this Certificate, was lawful within the meaning of Section 192 of the Town and Country Planning Act 1990 for the following reason(s):

The proposed use of the existing retail premises for the sale of pets and pet-related products is deemed to be permitted development under Class A1 (retail) of Part A of the Town and Country Planning (Use Classes) Order 1987 (as amended).

Signed:

Date: 1 September 2017

Andrew Dobson Dip EP MRTPI PDDMS
CHIEF OFFICER (REGENERATION & PLANNING)

FIRST SCHEDULE

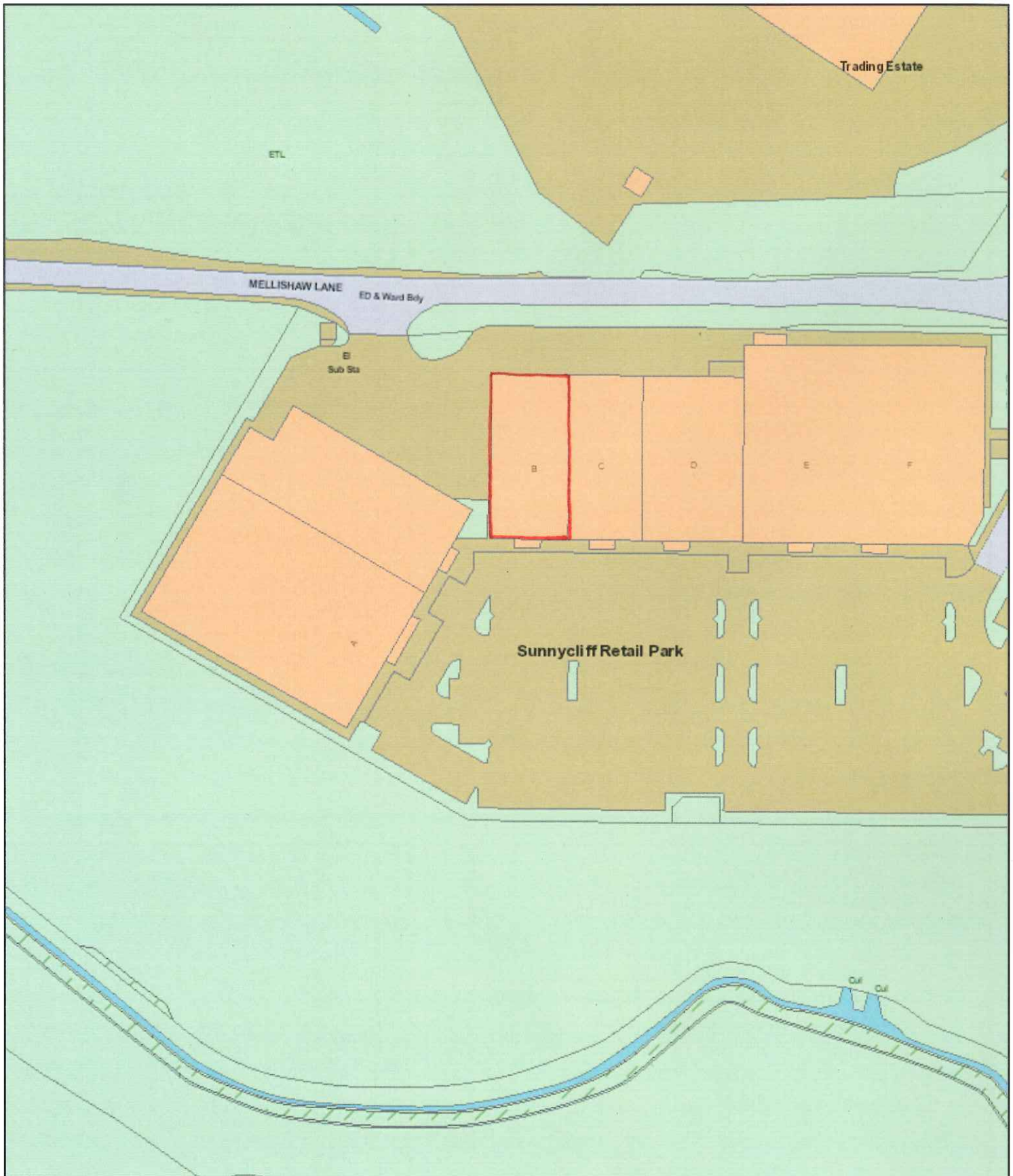
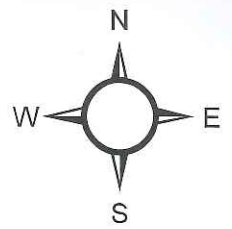
Certificate of Lawful Development for internal alterations to facilitate and enlarge the unit for the sale of pets and pet related products (use class A1) and the use of no more than 22% of the total gross internal floor space for use as ancillary pet care and treatment centre to be accessed internally through the retail store and to operate within the opening hours of the pet store.

SECOND SCHEDULE

Unit B, Sunnyclyff Retail Park, Mellishaw Lane, Heaton with Oxcliffe, Morecambe, LA3 3FE

NOTES

1. This certificate is issued solely for the purpose of Section 192 of the Town and Country Planning Act 1990.
2. It certifies that the use/operations specified in the First Schedule taking place in the land described in the Second Schedule was lawful, on the specified date and, therefore was not liable to enforcement action under section 172 of the 1990 Act on that date.
3. This certificate only applies to the extent of the use/operations described in the First Schedule and to the land described in the Second Schedule and identified on the attached plan. Any use/operations which are materially different from those described or which relate to any other land may render the owner or occupier liable to enforcement action.
4. The effect of this certificate is also qualified by the proviso in section 192(4) of the 1990 Act, which states that the lawfulness of a described use or operation is only conclusively presumed where there has been no material change, before the use is instituted or the operations are begun, in any of the matters relevant to determining such lawfulness.



0 20 40 80 Meters

Date: 01/09/2017