

## Exhibit 1 – Sworn Statutory Declaration of the Applicant

### STATUTORY DECLARATION made under the Statutory Declaration Act 1835

I, Sophie Waves (also known as Sophie Macaskill) being over the age of 18 of 47 Hulmes Road Manchester M40 1GP do hereby solemnly and sincerely declare as follows:

1. I am the registered proprietor of 7 Shotton Walk Manchester M14 5UN. I purchased the property in November 2006. The property is shown edged red on the plan annexed hereto and called "SW1"
2. The property was already operating as an HMO when I purchased it.
3. The property is a small HMO and consists of four rentable Bedrooms. A floor plan showing the layout of the property is annexed herewith and called "SW2"
4. From November 2006 to date the property has occupied at a HMO under various tenancy agreements.
5. The commencement of the use of the property as an HMO pre-dates the Article 4 Directive for the area which came into force on the 8<sup>th</sup> October 2011.
6. Therefore from my own personal knowledge the property at 7 Shotton Walk Manchester has been a Class C4 HMO in continual occupation from November 2006 to date

And I make this Declaration consciously believing the same to be true in accordance with the provisions of the Statutory Declarations act 1835.

DECLARED at 18 Vale Drive, Wallasey, Wirral CH45 1LY

On 11<sup>th</sup> July 2024

Signed S. Waves  
Sophie Waves

Before me Elaine Clayton  
~~Solicitor~~/Commissioner for Oaths

 Elaine Clayton  
Notary Public of England and Wales  
18 Vale Drive, New Brighton, Wallasey,  
Wirral CH45 1LY, England  
Tel: 447587174769  
Email: [elaine@elaineclaytonnotary.co.uk](mailto:elaine@elaineclaytonnotary.co.uk)  
Web: [www.elaineclaytonnotary.co.uk](http://www.elaineclaytonnotary.co.uk)



Exhibit "SW1" Referred to in the Statutory Declaration of Sophie Waves

Sworn this 11th day of JULY 2024

Before me  NOTARY PUBLIC: ELAINE CLAYTON

A Solicitor/Commissioner for Oaths

HM Land Registry  
Current title plan

Title number **GM869349**  
Ordnance Survey map reference **SJ8595SW**  
Scale **1:1250**  
Administrative area **Greater Manchester :**  
**Manchester**

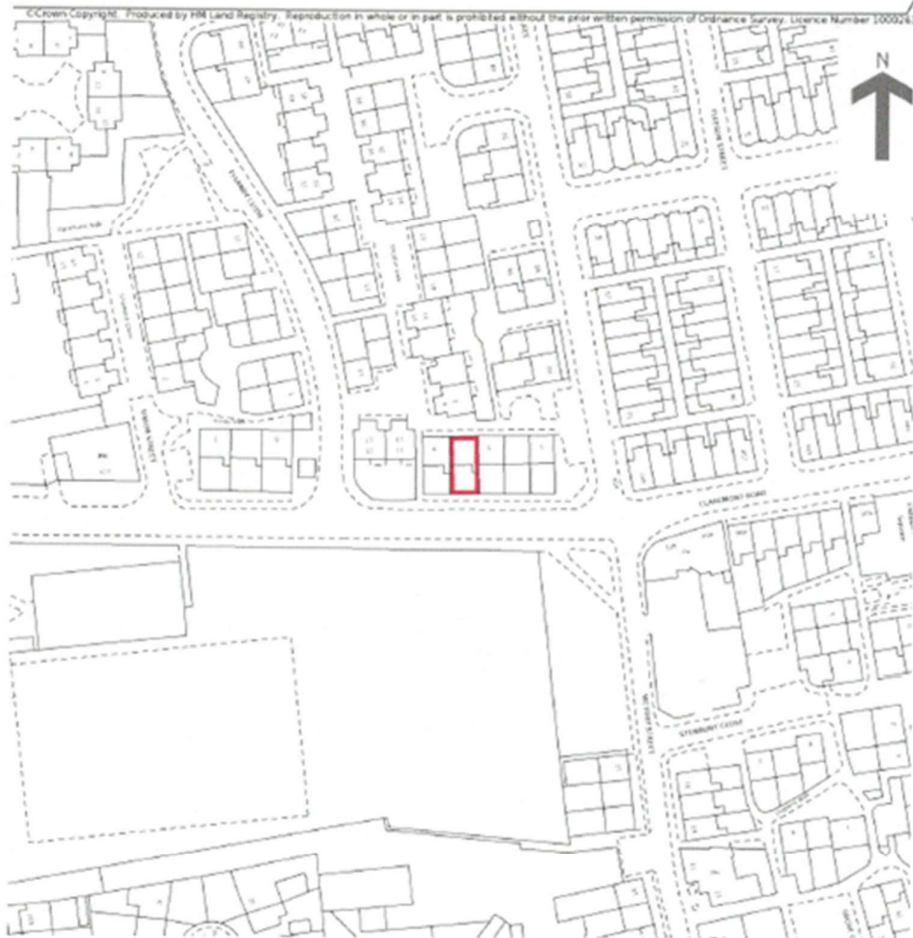


Exhibit "SW2" Referred to in the Statutory Declaration of Sophie Waves

Sworn this 11th day of JULY 2024

Before me  ELAINE CLAYTON NOTARY PUBLIC  
A Solicitor/Commissioner for Oaths

