

Town and Country Planning Act 1990 (as amended) (Section 192)
Town and Country Planning (Development Management Procedure) (England)
Order 2015 (as amended)

Grant of Certificate of Lawful Use or Development

Applicant

Mr Wafik Attia
17 Pulford Avenue
Manchester
Manchester
M21 7PF

Agent

Mr Michael Zalucki
22 Micklefield Way
Borehamwood
WD6 4LG

Date of Application

14 November 2022

Application No.

135452/LP/2022

First Schedule

Erection of single storey rear extension together with front porch to form additional living accommodation

Second Schedule

17 Pulford Avenue
Manchester
M21 7PF

Manchester City Council hereby certify that on 14 November 2022 the use/operations described in the First Schedule in respect of the land specified in the Second Schedule and more particularly identified on the plan attached to this certificate edged in red, was lawful within the meaning of section 192 of the Town and Country Planning Act 1990 (as amended), for the following reason(s):

1) Grant on the basis that the single storey rear extension and front porch as shown on drawings 17 Pulford - 001 Rev 01, 17 Pulford - 002 Rev 01, 17 Pulford - 003 Rev 01, 17 Pulford - 004 Rev 01, 17 Pulford - 005 Rev 01 received by the City Council as Local Planning Authority, on 14 November 2022, constitutes permitted development in accordance with Part 1, Schedule 2, Classes A and D of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended).

Date: 11 January 2023

Signed:



Julie Roscoe
Director of Planning, Building Control & Licensing

Manchester City Council, P O Box 532, Town Hall, Manchester M60 2LA

Notes to applicant

1. This certificate is issued solely for the purposes of section 192 of the Town and Country Planning Act 1990 (as amended).
2. This certificate is issued solely to the extent of the use/operations described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any use/operations which is materially different from that described or which relates to other land may render the owner or occupier liable to enforcement action.
3. The effect of the Certificate is also qualified by the proviso in Section 192(4) of the 1990 Act, as amended, 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 begun, in any of the matters relevant to determining such lawfulness.

