

Hinckley & Bosworth Borough Council

TOWN AND COUNTRY PLANNING ACT 1990 SECTION 192 TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND) ORDER 2015

CERTIFICATE OF LAWFUL PROPOSED DEVELOPMENT

Name and Address of Applicant

Mr Michael Robinson
13 Island Close
Hinckley
Leicestershire
LE10 1LN

Name and Address of Agent (if any)

Zoe Massey
Hayward Architects Ltd
19 Station Road
Hinckley
LE10 1AW

Part I - Particulars of Application**Date of Application**

30 June 2026

Application No.

26/00605/CLP

First Schedule**Description of Development**

Certificate of proposed lawful development for the erection of side extension

Second Schedule

13 Island Close Hinckley Leicestershire LE10 1LN

**Part II - Particulars of decision**

The Hinckley & Bosworth Borough Council hereby certify:

That on 30 June 2026 the development described in the First Schedule hereto in respect of the land specified in the Second Schedule hereto would be lawful within the meaning of section 192 of the Town and Country Planning Act 1990 for the following reason:-

The proposed development would be considered to comply with the limitations and conditions of Class A of Part 1 of Schedule 2 of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended).

This conclusion is made on the basis of details provide by the Applicant, and as shown on the following documents received by the Local Planning Authority on 30 June 2026:

- Application Form
- Existing
- Location Block Plan
- Proposed Floor Plans and Elevations

NOTES TO APPLICANT

1. The approved development may require Building Regulations Approval, for further information please contact the Building Control team via e-mail at building.control@blaby.gov.uk or call 0116 272 7533.

C. Brown.

Christopher Brown MRTPI
Assistant Director Planning & Regeneration

Date : 25 August 2026

NOTES

1. This certificate is issued solely for the purposes of Section 192 of the Town and Country Planning Act 1990 (as amended).
2. It certifies that the use/operations/matter specified in the First Schedule taking place on the land described in the Second Schedule would be lawful on the specified date and, therefore, would not be liable to enforcement action under Part 7 of the 1990 Act on that date.
3. This certificate applies only to the extent of the use/operations/matter described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any use/operations/matter which is/are materially different from that/those described or which relate(s) to other land may render the owner or occupier liable to enforcement action.
4. The effect of the 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 or operation are begun, in any of the matters relevant to determining such lawfulness.

CLUPNOTES (23/04/15)