

**TOWN AND COUNTRY PLANNING ACT 1990: SECTIONS 191 and 192 (as amended
by section 10 of the Planning and Compensation Act 1991)
THE TOWN & COUNTRY PLANNING
(DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND) ORDER 2015
: ARTICLE 35 CERTIFICATE OF LAWFUL USE OR DEVELOPMENT**

To: Michael Aslam
518 Sipson Road
Sipson
West Drayton
UB7 0JB

Application No: 180631
Application type: Certificate of Lawfulness -
Existing Use or Development

Applicant: Michael Aslam

The Reading Borough Council hereby certify that on **13 April 2018** the use/operations/matter described in the First Schedule to this certificate in respect of the land specified in the Second Schedule to this certificate, and edged black on the attached plan was/were lawful within the meaning of section 191 of the Town and Country Planning Act 1990 (as amended), for the following reason(s):

1. It is considered, on the balance of probability, that the property known as 6 Savernake Close, Tilehurst, Reading, RG30 4LY, as shown on the following plans, received on 13th April 2018: Existing floor plan for Flat B and Existing floor plan for Flat C, has been in use as 2 flats (Flat B 1 x 1 bedroom and Flat C 1 x 1 bedroom, both on the ground floor) for a period in excess of 4 years. In these circumstances, it is considered appropriate to grant a certificate of Lawfulness to that effect.

First Schedule: Certificate of Lawfulness for Existing use of property as 2 flats (Flat B 1 x 1 bedroom and Flat C 1 x 1 bedroom both ground floor)

Second Schedule: 6 Savernake Close Tilehurst Reading RG30 4LY

Date: 29 October 2018



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Head of Planning, Development
& Regulatory Services

Notes

1. This certificate is issued solely for the purpose of section 191 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 was/were lawful, on the specified date and, thus, was not/were not liable to enforcement action under section 172 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/matters 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. If you are aggrieved by the decision of the Council, you may appeal to the Secretary of State under Section 195 of the Town and Country planning Act 1990.

Further information can be viewed at:

<http://www.planningportal.gov.uk/planning/appeals/otherappealscasework/lawfuldevelopment>

