

THE LAND PLANNING AND DEVELOPMENT (GUERNSEY) LAW, 2005

**AND SECTION 3 OF THE LAND PLANNING AND DEVELOPMENT
(CERTIFICATES OF LAWFUL USE) ORDINANCE, 2019**

CERTIFICATE OF LAWFUL USE

DESCRIPTION OF USE: Regularise use of property as 1 dwelling (residential use class 1).

**ADDRESS OR
LOCATION OF LAND:** Beaumont House, Havelet, St. Peter Port.

**NAME AND ADDRESS
OF APPLICANT:** Mrs K Bach
Beaumont House
Havelet
St Peter Port
GY1 1BA

REF: CLU/2019/2005

The Development & Planning Authority hereby certify that on 24/09/2019, this being the date of the application to the Authority for the certificate, the use described in Appendix 1 to this certificate in respect of the land specified in Appendix 2 to this certificate and outlined in red on the plans attached to this certificate, was lawful within the meaning of section 22(3) and (4) of the Land Planning and Development (Guernsey) Law, 2005 for the following reason(s):

Reasons: The Authority is satisfied that the evidence/documentation submitted is sufficient to demonstrate that on the balance of probabilities Beaumont House has been occupied as a single dwelling house, in accordance with Residential use class 1, for a continuous period of more than ten years.

Date: 27 January 2020

Signed.....Signed.....
(for and on behalf of the Development & Planning Authority)

A J ROWLES
Director of Planning
Planning Service

Appendix 1

The use of Beaumont House as a single dwelling house, under Residential use class 1 of the Land Planning and Development (Use Classes) Ordinance, 2017.

Appendix 2

Beaumont House, Havelet, St. Peter Port, GY1 1BA. As outlined in red on the attached Site Location Plan and as shown on the attached DRP drawing numbers 2410-SV-01 and 02.

Notes

1. This certificate is issued solely for the purposes of section 22 of the Land Planning and Development (Guernsey) Law, 2005 ("the Law") and section 3 of the Land Planning and Development (Certificates of Lawful Use) Ordinance, 2019.
2. It certifies that the use specified in Appendix 1 taking place on the land described in Appendix 2 was lawful within the meaning of section 22(3) and (4) of the Law on the date of the application to the Authority for the certificate and, therefore, a compliance notice may not be served in respect of those use[s] under Part V of the Law on that date.
3. This certificate applies only to the extent of the use described in Appendix 1 and to the land specified in Appendix 2 and identified on the attached plans. Any use which is materially different from that described or which relates to other land may render the owner or occupier liable to enforcement action.
4. This certificate does not certify the lawfulness of any use arising from a material change of use within the meaning of the Building (Guernsey) Regulations, 2012.