

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 land for the storage of vehicles, materials and boats and the use of the buildings for the storage and maintenance of vehicles, materials and boats (sui generis)

ADDRESS OR LOCATION OF LAND: Garage Store & Land, Les Sauvagees, St. Sampsons.

NAME AND ADDRESS OF APPLICANT: Mr N Simon
24 Rougeval
St. Peter Port
GY1 1ZB

REF: CLU/2021/0690

The Development & Planning Authority hereby certify that on 31/03/2021, this being the date of the application to the Authority for the certificate, the uses 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 plan attached to this certificate, were 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 evidence/documentation submitted is sufficient to demonstrate that on the balance of probabilities the area of land specified in Appendix 2 to this certificate has been used for the uses described in Appendix 1 to this certificate for a continuous period of more than 10 years and those uses commenced before 6th April 2009.

Date: 06/12/2021

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

A J ROWLES
Director of Planning
Planning Service

Appendix 1

The use of the land, as defined in Appendix 2 below, for the storage of vehicles, materials and boats and the use of the buildings, as defined in Appendix 2 below, for the storage and maintenance of vehicles, materials and boats (sui generis).

Appendix 2

The land referred to in Appendix 1 is outlined in red on the attached aerial photograph. The buildings referred to in Appendix 1 are hatched red on ARCTECH drawing number NP-20-01-CLU.

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 uses specified in Appendix 1 taking place on the land described in Appendix 2 were 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 uses described in Appendix 1 and to the land specified in Appendix 2 and identified on the attached plan. Any uses which are materially different from those described or which relate 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.