4 3D Front Existing (Not Materials) 1:100

5 3D Rear Existing (Not Materials) 1:100

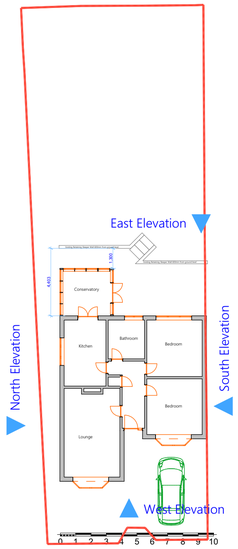
6 Front 1:4

8 3D Front Proposed (Not Materials) 1:100

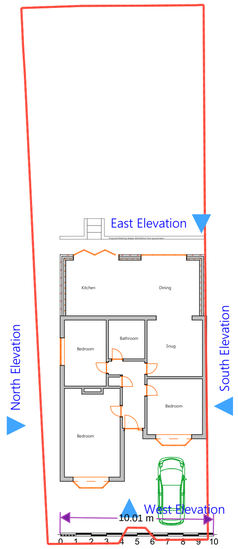
9 3D Rear Proposed (Not Materials) 1:100

7 Rear 1:4

1 Location Plan 1:1250



2 Site Plan Existing 1:200



3 Site Plan Proposed 1:200

Gravesham Borough Council

COU.PZ

Application: 20250832

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

To: **Sophie Lewis**
C/O Mr Dan Butler, Architechnology Design
179 Edwin Road
Rainham
Gillingham
Kent
ME8 0AH

CERTIFICATE OF PROPOSED LAWFUL USE OR DEVELOPMENT

GRAVESHAM BOROUGH COUNCIL hereby certify that on 18th August 2025 the use, operation or matter described in the First Schedule hereto in respect of the land specified in the Second Schedule hereto and edged red on the plan attached to this certificate, **WOULD HAVE BEEN LAWFUL** within the meaning of Section 192 of the Town and Country Planning Act 1990 (as amended), for the following reason(s):-

The proposed development complies with **Schedule 2, Part 1, Class A of THE TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT) (ENGLAND) ORDER 2015, AS AMENDED** and the **LAWFUL DEVELOPMENT CERTIFICATE** is **GRANTED**

First Schedule

Application for a Proposed Lawful Development Certificate; Demolition of rear conservatory and erection of a single storey rear extension with 2 roof lights.

Second Schedule

3 The Drive
Gravesend
Kent
DA12 4BY

INFORMATIVES:-

1 **DECISION PLANS**

For the avoidance of doubt, the forms, plans and documents upon which this decision is made comprise:

Application Form;
Drawing No. 01 - REVISED Site Location Plan Block Plans Pictures and 3D Images - Existing and Proposed (received on 14.10.25); and
Drawing No. 02 - REVISED Elevations and Floor Plans - Existing and Proposed (received on 14.10.25).

2 **WORKS OF CONSTRUCTION**

Hours of work of construction site plant, equipment and machinery, should be restricted to not earlier than 7.00 a.m. and not later than 6.00 p.m. weekdays and Saturday working should be restricted to not earlier than 8.00a.m. and not later than 1.00 p.m. No work shall be carried out on Sundays, Bank or Public Holidays.

i. Suitable sound attenuation shall be used at all times in respect of all plant, machinery and equipment in operation on site in order to aid prevention of noise nuisance. Compliance with BS 5228: Part 1: 1984 and subsequent amendments regarding the use of equipment on site will be required in appropriate cases.

ii. A suitable method of control shall be used in order to aid prevention of dust nuisance arising from work activities on site.

iii. Burning of waste materials shall not be carried out on site. Such materials are to be stored in a suitable receptacle, as far from residential accommodation as reasonably practicable, pending disposal off site.

iv. Adequate arrangements shall be made to remove all waste material from the site on a regular basis and to dispose of it at a suitably licensed waste disposal site.

3 **BUILDING REGULATIONS AND PARTY WALL ACT**

This decision DOES NOT imply any consent which may be required under the Building Regulations or under any other enactment or provision. Nor does it override any private rights which any person may have relating to the land affected by this decision, including the provisons of the Party Wall etc. Act 1996.

Dated: 17 October 2025

Civic Centre
Windmill Street
Gravesend
Kent
DA12 1AU

Shanaz Gheni
MPhil, MA, DA (Hons)
Head of Planning
Planning Service

NOTES

This certificate is issued solely for the purpose of Section 192 of the Town and Country Planning Act 1990 (as amended).

It certifies that the use, operation or matter specified in the First Schedule taking place on the land described in the Second Schedule would have been lawful, on the specified date and, thus, was would not have been liable to enforcement action under Section 172 of the 1990 Act on that date.

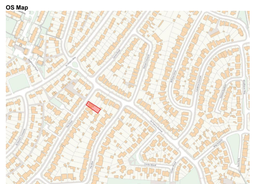
This certificate applies only to the use, operation or matter described in the First Schedule and identified on the attached plan. Any use, operation or matter which is materially different from that described or which relates to other land may render the owner or occupier liable to enforcement action.

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, operation or matter is only conclusively presumed where there has been no material change, before the use is instituted or the operation begun, in any of the other matters relevant to determining such lawfulness.

Gravesham Borough Council

Application	20250832
Site Address	3 The Drive Gravesend Kent DA12 4BY
Date	17 October 2025
PMSA Number	0100019166

OS Map



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Scales @ A1	Date
1:1250, 1:200, 1:100, 1:4, 1:2	2025-10-20

Client Approval
- A - Approved
- B - Approved with Comments
- C - Do Not Use

Layout Title
Site Plan

Architechnology.design
179 Edwin Road Rainham, Kent ME8 0AH
www.architechnology.design
Tel: 07957 350204
info@architechnology.design

Project
3 The Drive - Sophie Lewis DA12 4BY SSE

status
Planning Application - 4 Metres

Site Address
3 The Drive Gravesend Kent DA12 4BY

Drawing Number

project	originator	zone	level	type	role	number	rev
Layout ID	01						01 - WIP