

Evidence to Verify Application

Evidence to Verify Application for Certificate of Lawful

Development (proposed) for the erection of 2000mm high fence adjacent to boundaries of the land as shown in submitted drawings.

The Town and Country Planning (General Permitted Development) (England) Order 2015 PART 2: Minor Operations Class A – gates, fences, walls etc Permitted development: A. The erection, construction, maintenance, improvement or alteration of a gate, fence, wall or other means of enclosure. Development not permitted: A.1 Development is not permitted by Class A if— (a) the height of any gate, fence, wall or means of enclosure erected or constructed adjacent to a highway used by vehicular traffic would, after the carrying out of the development, exceed— (i) for a school, 2 metres above ground level, provided that any part of the gate, fence, wall or means of enclosure which is more than 1 metre above ground level does not create an obstruction to the view of persons using the highway as to be likely to cause danger to such persons; (ii) in any other case, 1 metre above ground level; (b) the height of any other gate, fence, wall or means of enclosure erected or constructed would exceed 2 metres above ground level; (c) the height of any gate, fence, wall or other means of enclosure maintained, improved or altered would, as a result of the development, exceed its former height or the height referred to in paragraph (a) or (b) as the height appropriate to it if erected or constructed, whichever is the greater; or (d) it would involve development within the curtilage of, or to a gate, fence, wall or other means of enclosure surrounding, a listed building.

Safeguarding Proposals: The new fencing would not exceed 2 metres in height and does not adjacent to a highway used by vehicles. The site does not contain any listed buildings. No new access onto the highway will be created. The proposals are therefore considered allowable as PART 2 Class A Permitted Development within the terms of “The Town and Country Planning (General Permitted Development) (Schedule No. 2) (England) Order 2015”. The development will stop unauthorised access on the site and allow for a planting scheme to be established effectively if desired.