



planning.general@gravesham.gov.uk / 01474 33 73 91
 Civic Centre, Windmill Street, Gravesend DA12 1AU

Application for a Lawful Development Certificate for a Proposed Use or Development

Town and Country Planning Act 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number	1
Suffix	
Property Name	
Address Line 1	Sirdar Strand
Address Line 2	
Address Line 3	Kent
Town/city	Gravesend
Postcode	DA12 4LP

Description of site location must be completed if postcode is not known:

Easting (x)	Northing (y)
566879	171248
Description	

Applicant Details

Name/Company

Title

Ms

First name

Diana

Surname

Chipendo

Company Name

DMC Consulting Services Ltd

Address

Address line 1

27A Darnley Road

Address line 2

Gravesend

Address line 3

Kent

Town/City

County

Country

United Kingdom

Postcode

DA11 0RZ

Are you an agent acting on behalf of the applicant?

☐ Yes

☒ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Description of Proposal

Does the proposal consist of, or include, the carrying out of building or other operations?

☐ Yes

☒ No

Does the proposal consist of, or include, a change of use of the land or building(s)?

☒ Yes

☐ No

If Yes, please give a full description of the scale and nature of the proposed use, including the processes to be carried out, any machinery to be installed and the hours the proposed use will be carried out

The proposed change of use is for the property to register with Ofsted as a Children's Home as a multi building registration alongside another property which will have 6 placements together in total available for Children aged between 10-17. The Home will be managed by DMC Consulting Services Ltd and the Home itself will have staff at the appropriate staffing ratio levels according to the young person's risk assessment and placement plan. There will be trained staff at the Home 24 hours a day 365 days a year meaning the Children placed in the home by the Local authority will never be left un-supervised. We do not wish to amend or make any alterations to the property in any way as it is already fit for use to be a Children's Home we just need a lawful development certificate that it will be lawful so we can provide this to Ofsted.

If Yes, please fully describe the existing or the last known use, with the date when this use ceased

The last known use of the property is unknown, I have contacted the council to find this out and they advised I send it in an email which I have done without a response as of yet however I believe the class is C3 Dwellinghouses

Has the proposal been started?

☐ Yes

☒ No

Grounds for Application

Information about the existing use(s)

Please explain why you consider the existing or last use of the land is lawful, or why you consider that any existing buildings, which it is proposed to alter or extend are lawful

I consider that the application would be lawful as we do not wish to adapt the property in any way at all, we intend to keep the property as a residential home with placements available for 4 children at this particular home (2 available at our other home) and just require evidence that the proposed use of registering the home with Ofsted as a Children's Home would be lawful.

Please list the supporting documentary evidence (such as a planning permission) which accompanies this application

Select the use class that relates to the existing or last use.

C3 - Dwellinghouses

Please note that following changes to Use Classes on 1 September 2020: The list includes the now revoked Use Classes A1-5, B1, and D1-2 that should not be used in most cases. Also, the list does not include the newly introduced Use Classes E and F1-2. To provide details in relation to these or any 'Sui Generis' use, select 'Other' and specify the use where prompted. See help for more details on Use Classes.

Information about the proposed use(s)

Select the use class that relates to the proposed use.

C2 - Residential institutions

Please note that following changes to Use Classes on 1 September 2020: The list includes the now revoked Use Classes A1-5, B1, and D1-2 that should not be used in most cases. Also, the list does not include the newly introduced Use Classes E and F1-2. To provide details in relation to these or any 'Sui Generis' use, select 'Other' and specify the use where prompted. See help for more details on Use Classes.

Is the proposed operation or use

- ☒ Permanent
☐ Temporary

Why do you consider that a Lawful Development Certificate should be granted for this proposal?

I really hope the LDC will be granted for this property as this will mean that we can provide a safe and nurturing environment for Children in need of placements which are so desperately in short supply at this property. By granting that the proposed use for it to be a Children's Home would mean we can submit our application to Ofsted.

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☒ Yes
☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☐ The agent
☒ The applicant
☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- ☐ Yes
☒ No

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

- ☐ Yes
- ☒ No

Interest in the Land

Please state the applicant's interest in the land

- ☐ Owner
- ☒ Lessee
- ☐ Occupier
- ☐ Other

If Lessee or Occupier, please give details of the owner and state whether they have been informed in writing of this application

***** REDACTED *****

Declaration

I / We hereby apply for Lawful development: Proposed use as described in this form and accompanying plans/drawings and additional information. I / We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine options of the persons giving them. I / We also accept that: Once submitted, this information will be transmitted to the Local Planning Authority and, once validated by them, be made available as part of a public register and on the authority's website; our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Diana Chipendo

Date

28/06/2023