



Mrs A Copsey
LDP Programme Officer
Examination Office
Longcroft Cottage
Bentley Road, Weeley Heath
Clacton-on-Sea
Essex
CO16 9BX

By email and post
copseyandrea@gmail.com
tel.016.CW.AC.19340001

8 January 2015

Dear Mrs Copsey

**DRINKWATER FARM, MALDON ROAD, BRADWELL-ON-SEA, ESSEX CM0 7HY
LOCAL DEVELOPMENT PLAN EIP**

Further to our previous correspondence, the council has granted a Certificate of Existing Lawful Use in connection with the above site (LDE/MAL/14/00695) on 6 November 2014. Please find attached the certificate.

The certificate confirms that planning permission for 12 new houses with workshops (FUL/MAL/07/00842) was commenced before the permission expired.

The council has acknowledged that housing on this site will contribute to the five-year supply, as identified in appendices to the AMR. The site represents an opportunity to provide additional housing to assist the council in meeting its targets and we request that it is allocated accordingly on the Proposals Map.

If you have any questions, please contact me.

Yours sincerely

Caroline Wilberforce

Enc: Certificate of Existing Lawful Use
cc: Policy team, Maldon District Council
J. Aoun, Coldunell

MALDON DISTRICT COUNCIL

Princes Road, Maldon, Essex CM9 5DL

Telephone: MALDON (01621) 854477

Fax: (01621) 852575

TOWN AND COUNTRY PLANNING ACT 1990

TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND) ORDER 2010

CERTIFICATE OF EXISTING LAWFUL USE

APPLICATION REFERENCE

LDE/MAL/14/00695

The Maldon District Council hereby certify that on **7 July 2014** the **use** described in the First Schedule to this Certificate in respect of the land specified in the Second Schedule to this Certificate and coloured **RED** on the plan attached to this Certificate was **LAWFUL** within the meaning of Section 191 and Section 192 of the Town and Country Planning Act 1990 (as amended) for the reasons appended to this Certificate.

First Schedule

Claim for Lawful Development Certificate for existing use: Planning permission for 12 new houses with workshops (FUL/MAL/07/00842) was commenced before the permission expired.

Second Schedule

Drinkwater Farm Maldon Road Bradwell-On-Sea Essex
(UPRN - 200000917246)

NAME OF APPLICANT:

John Aoun - Coldunell Limited

NAME AND ADDRESS OF AGENT:

Miss Caroline Wilberforce, Indigo
Planning
Swan Court
11 Worpole Road
London
SW19 4JS

DECISION DATE 6 November 2014



NICK FENWICK
INTERIM HEAD OF PLANNING SERVICES

REASON FOR APPROVAL

The Local Planning Authority is satisfied that sufficient evidence has been submitted to substantiate the claim that on the balance of probability the development approved under application reference FUL/MAL/07/00842, on the area of land outlined in red on the submitted plan, was implemented and works commenced before the expiration of the planning consent.