

Town and Country Planning Act 1990: Section 191
Town and Country Planning (Development Management Procedure) (England)
Order 2015: Article 39

CERTIFICATE OF LAWFULNESS OF EXISTING USE OR DEVELOPMENT

Correspondence Address:	Application Number:
Neil Allen New Wealth Property LTD 82 Atwood Road Didsbury M20 6JN	23/00308/CPE
Location	Description of Development
20 Mellalieu Street Middleton M24 5DN	Application for a certificate of lawfulness (existing) relating to the conversion of dwelling to 5 self-contained flats

This Authority hereby certifies that on 27 March 2023 the matter described in the First Schedule to this Certificate in respect of the land specified in the Second Schedule and edged red on the plan attached to this certificate **was LAWFUL** within the meaning of Section 191 of the Town and Country Planning Act 1990 for the following reasons:

Reasons:

- 1 The use of the building as a five flats is considered lawful by virtue of the provisions of Section 171B of the Town and Country Planning Act 1990, where it is reasonably assumed that the building has been used as five flats in a continuous period in excess of 10 years.

First Schedule

Application for a certificate of lawfulness (existing) relating to the conversion of dwelling to 5 self-contained flats

Second Schedule

20 Mellalieu Street
Middleton
M24 5DN

Daniela Ripa
Interim Head of Planning Services

Date: 1 June 2023

Notes

- 1. This certificate is issued solely for the purpose of Section 191 of the Town and Country Planning Act 1990**
- 2. It certifies that the matter specified in the First Schedule taking place on the land described in the Second Schedule was lawful on the specified date and, therefore, was not liable to enforcement action under Part 7 on the 1990 Act on that date.**
- 3. This certificate applies only to the extent of the matter described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any matter which is materially different from that described or which relates to other land may render the owner or occupier liable to enforcement action.**