



The Market Hall
Market Place
Whitehaven
Cumbria CA28 7JG
Telephone 0300 373 3730
cumberland.gov.uk

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

Suffix

Property Name

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

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

Easting (x)

Northing (y)

Description

Applicant Details

Name/Company

Title

Mrs

First name

Gemma

Surname

Waghorn

Company Name

Address

Address line 1

5Ellerbeck Barns

Address line 2

Address line 3

Town/City

Egremont

County

Cumberland

Country

GB

Postcode

CA22 2UA

Are you an agent acting on behalf of the applicant?

Yes

No

Applicant 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

If Yes, please give detailed description of all such operations (includes the need to describe any proposal to alter or create a new access, layout any new street, construct any associated hard-standings, means of enclosure or means of draining the land/buildings) and indicate on your plans (in the case of a proposed building the plan should indicate the precise siting and exact dimensions)

To remove foliage to expose existing hard standing driveway and begin levelling the surrounding ground in preparation for proposed permeated car park and refuse area, at this stage also to insert a driveway soak away to remove any possibility of highway flooding from the fields run offs.

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

Scale is approx 15m2 for proposed car park area only.
Light micro excavator usage to level ground and clear foliage build up from across existing hard standing driveway. Machine usage 6 hrs maximum at this stage.
Most of the work to be done by hand, spades/shovels and rake- as and when time permits.

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

Unused land with overgrown driveway/track, leading from the house to a field gate and a highway gate.
I've had no reason to use it, other than to begin works on proposed car park. So ceased non use, 10/4/2026

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 understand the last use of land was lawful as the drive and gates were previously used for use of moving farming cows many years ago exact dates are not available to me. Then as part of a residential property when our house was converted from a barn prior to our purchase. The gate and existing drive already follow most of the conditions that were given to us on application, the gate opens inward away from the road, there is clear visibility when exiting the drive. It is already made of appropriate materials that extends the required amount into the land.

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

APPLICATION No: 4/25/2124/0B1
Granted Reference: PP-13260215

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

Other

Other (please specify)

Disused areas of land/drive

Information about the proposed use(s)

Select the use class that relates to the proposed use.

E(c)(iii) - Other appropriate services in a commercial, business or service locality

Is the proposed operation or use

- Permanent
 Temporary

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

We have submitted the required planning permission and it has been granted. Work started at site within the specified time frame, please refer to statement uploaded for details.
All aspects of the build and conditions as per application Reference: PP-13260215 will be completed in compliance with development rights and to comply with Section 91 of the Town and Country Planning Act 1990 as amended by the Planning and Compulsory Purchase Act 2004.

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

Declaration

I/We hereby apply for Lawful development: Proposed use as described in the questions answered, details provided, and the 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 opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published 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

Gemma Waghorn

Date

19/04/2026