



**IMPORTANT – THIS COMMUNICATION AFFECTS YOUR PROPERTY**  
**COUNCIL OF THE ISLES OF SCILLY**

Planning Department  
Town Hall, The Parade, St Mary's, Isles of Scilly, TR21 0LW  
01720 424455  
planning@scilly.gov.uk

Town and Country Planning Act 1990  
Section 191 as amended by Section 10 of the Planning and Compensation Act 1991  
Town and Country Planning [General Development Procedure] Order 1995: Article 24

**DECISION ON APPLICATION FOR CERTIFICATE OF LAWFUL USE OR DEVELOPMENT:  
APPROVED**

**Applicant:** Mr C Green  
Seaglass  
4 Porthcressa Road  
St Mary's  
Isles Of Scilly  
TR21 0JL

**Agent:**

**Use applied for:**

Application for a Certificate of Lawful Use of the dwelling (Use Class C3) as a guest house (Use Class C1)

**Location:**

Freesia  
3 The Parade  
Hugh Town  
St Mary's  
Isles of Scilly  
TR21 0LP

**Date of Application:**

27<sup>th</sup> May 2021

**Application No:**

P/21/037/CLE

The Council of the Isles of Scilly hereby certify that on 27<sup>th</sup> May 2021 the use described in the First Schedule to this certificate in respect of the land specified in the Second Schedule and as shown 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 (as amended) for the following reasons:

The use of the dwelling as a guesthouse with ancillary owners accommodation, has subsisted for a continuous period exceeding 10 years prior to the date of this application and is therefore lawful by virtue of the time limit set out in Section 171B(3).

**Signed:**

**Chief Planning Officer**

On behalf of the Council of the Isles of Scilly

**Date: 27<sup>th</sup> July 2021**

continued.....



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## **DECISION ON APPLICATION FOR CERTIFICATE OF LAWFUL USE OR DEVELOPMENT**

### **FIRST SCHEDULE**

Use of the dwelling (Use Class C3) as a guest house (Use Class C1) with ancillary owners accommodation.

### **SECOND SCHEDULE**

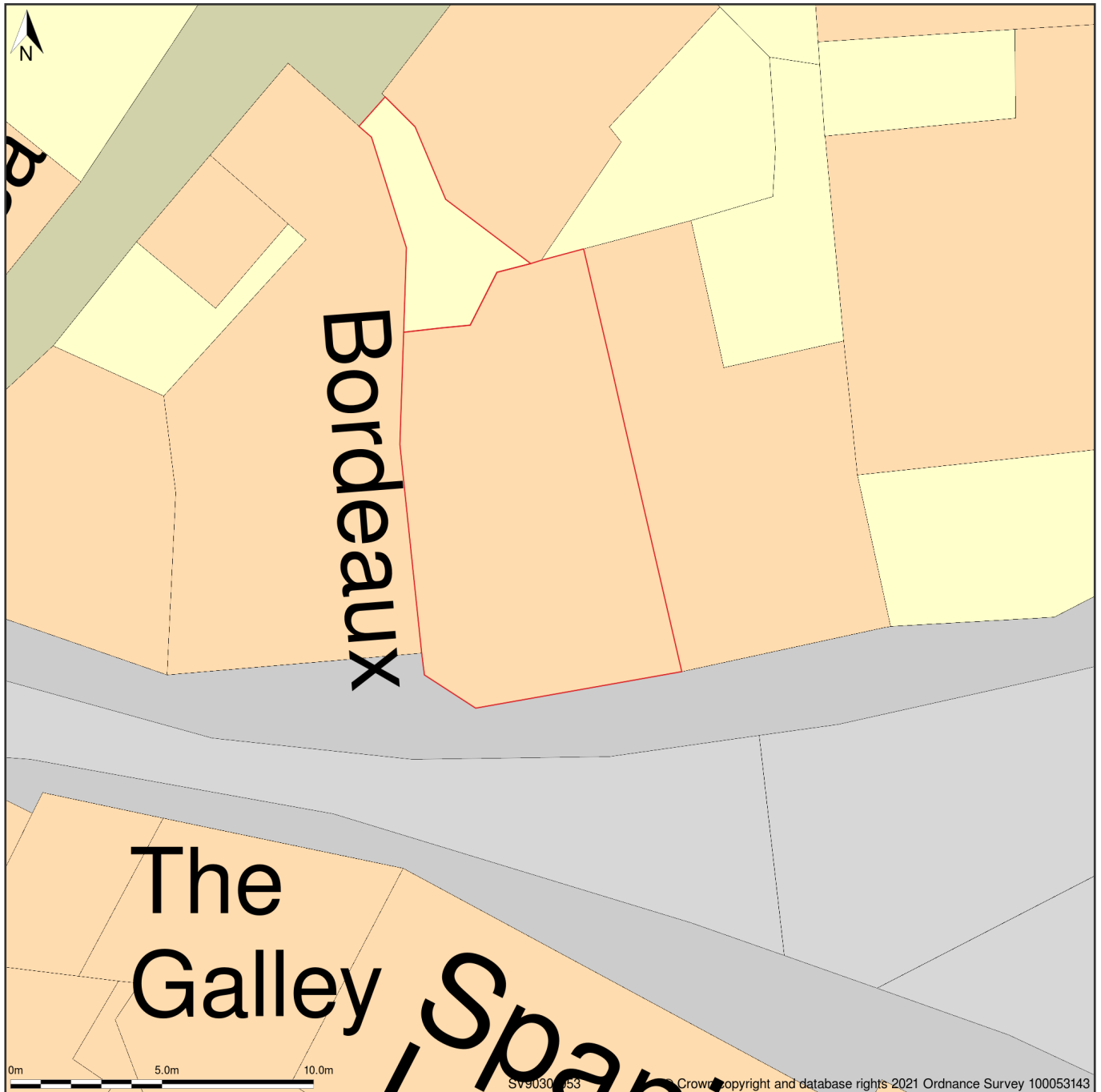
Freesia, 3 The Parade, Hugh Town St Mary's Isles of Scilly.

### **NOTES**

1. This certificate is issued solely for the purpose of section 191 of the Town and Country Planning Act 1990 (as amended).
2. It certifies the use specified in the First Schedule taking place on the land described in the Second Schedule was lawful, on the specified date and, thus, was not liable to enforcement action under section 172 of the 1990 Act on that date.
3. This certificate applies only to the extent of the use described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any use which is materially different from that described or which relates to other land may render the owner or occupier liable to enforcement action.
4. The effect of the certificate is also qualified by the proviso in section 192(4) of the 1990 Act, as amended, which states that the lawfulness of a described use or operation is only conclusively presumed where there has been no material change, before the use is instituted or the operations begun, in any of the matters relevant to determining such lawfulness.



Freesia, The Parade, Hugh Town, St Mary s, Isles Of Scilly, TR21 0LP



Block Plan shows area bounded by: 90291.02, 10521.0 90327.02, 10557.0 (at a scale of 1:200), OSGridRef: SV90301053. The representation of a road, track or path is no evidence of a right of way. The representation of features as lines is no evidence of a property boundary.

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