Application Number: 25/00908/CLPD

Town and Country Planning Act, 1990: Section 191 and 192
(as amended by Section 10 of the Planning Compensation Act, 1991)

Town and Country Planning (Development Management Procedure) (England) Order 2015
(Amended)

Mr Neil McDonald
Above All Autocentre
Unit 1
Sand Road Industrial Estate
Great Gransden
SG19 3AH

The Huntingdonshire District Council hereby certify that on 20th May 2025 the operation described in the First Schedule to this certificate in respect of the land specified in the Second Schedule to this certificate and edged in red on the plan attached to this certificate, would be lawful within the meaning of section 192 of the Town and Country Planning Act 1990 (as amended) for the following reason:

1. Reason. The proposed works detailed in the submitted Location plan and Elevations received by the Local Planning Authority on 20th May 2025 and Block Plan received by the Local Planning Authority on the 9th July 2025 relating to the construction of proposed building to the side of the existing unit is considered to be permitted development and satisfies the criteria and tests attached to Schedule 2 - Part 7 - Class H.



Clara Kerr
Chief Planning Officer
Development Services
Corporate Delivery
(Councils Authorised Officer)
On behalf of Huntingdonshire District Council

Date: 15th July 2025

Date 15th July 2025

Pathfinder House, St Mary's Street
Huntingdon. PE29 3TN
Dmadmin@huntingdonshire.gov.uk

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First Schedule
Proposed building on side of existing unit

Second Schedule
Above All Autocentre
Unit 1
Sand Road Industrial Estate
Great Gransden
SG19 3AH

Notes

1. This certificate is issued solely for the purpose of section 192 of the Town and Country Planning Act 1990 (as amended).

2. It certifies that the operation specified in the First Schedule taking place on the land specified in the Second Schedule would have been lawful, on the specified date and thus would not have been liable to enforcement action under section 172 of the 1990 Act on that date.

3. This certificate applies only to the extent of the operation described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any operation which are materially different from those 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 provisions 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.

Date 15th July 2025

Huntingdonshire DISTRICT COUNCIL

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Huntingdon. PE29 3TN
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Huntingdonshire DISTRICT COUNCIL

Title:

2500908CLPD - Unit 1 Sand Road Industrial Estate Great Gransden

Date: 15 July 2025

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