

RUNNYMEDE BOROUGH COUNCIL

Caravan Sites and Control of Development Act 1960 (as amended)

Licence reference number: **25527**

Name and correspondence address of Licence Holder:

Ms Linda Gray, Wilamie, Laleham Reach, Chertsey, Surrey, KT16 8RT

Address of licensed site:

Wilamie, Laleham Reach, Chertsey, Surrey, KT16 8RT

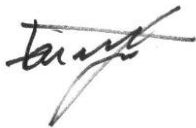
Activity description

This licence is issued under Part 1 of the Caravan Sites and Control of Development Act 1960 (as amended) for the use of Park as a caravan site for the stationing of 1 caravan for permanent residential use.

A plan showing the site boundaries and current layout is attached to this licence.

The site has planning permission reference RU.17/0215 for use as a caravan site granted under the Town and Country Planning Act 1990

Signed:



Dated: 10 May 2017

**Corporate Head of Planning and Environmental Services
An Authorised Officer of the Council**

Caravan Sites and Control of Development Act 1960 (as amended)
Schedule of conditions attached to Licence Ref: 25527

CONDITIONS

Boundaries	
1.	The boundaries of the site from any adjoining land shall be clearly marked by a man made or natural feature.
2.	A plan of the site shall be supplied to the Local Authority whenever there is a material change to the boundaries or layout of the site, or at any other time on the reasonable demand of the Local Authority. Any new plan must clearly illustrate the layout of the site including all structures and should be of suitable quality.
Density and Spacing Between Park Homes	
3.	The layout of the site shall not be varied changed or altered without the council being informed at least 7 days before any change take place and prior written consent being given to make the changes. This written consent shall not be withheld unless the proposed change of layout would cause a breach of any other licence condition.
4.	No part of the caravan shall be positioned within 0.85m of the site boundary
5.	A clear path of escape shall be maintained from the caravan to the main road. The path shall be a minimum of 0.85m wide and of an even surface.
Hard Standings	
6.	The caravan shall stand on a concrete base or hard-standing which must extend over the whole area occupied by the caravan. The hard standings must be constructed to the industry guidance, current at the time of siting, taking into account local conditions.
Supply and Storage of Gas	
7.	Gas (including natural gas) and oil installations, and the storage of supplies shall meet current statutory requirements, relevant Standards and Codes of Practice.
8.	Liquefied Petroleum Gas cylinders must not be positioned or secured in such a way as to impede access or removal in the event of an emergency.
Electrical Installations	
9.	The electrical installations shall be designed, installed, tested, inspected and maintained in accordance with the provisions of the current relevant statutory requirements.
10.	Any work on electrical installations and appliances shall be carried out only by persons who are competent to do the particular type of work being undertaken, in accordance with current relevant statutory requirements.
Water Supply	
11.	All new water supplies shall be in accordance with all current legislation, regulations and relevant British or European Standards.
12.	Repairs and improvements to water supplies and installations shall be

	carried out to conform with the current legislation and British or European Standards.
Drainage and Sanitation	
13.	There shall be satisfactory provision for the complete and hygienic disposal of foul, rain and surface water from the site, buildings, caravans, roads and footpaths either by connection to a public sewer or sewage treatment works or by discharge to a properly constructed septic tank or cesspool approved by the Local Authority.
14.	Work on drains and sewers shall be carried out only by persons who are competent in the particular type of work being undertaken and in accordance with current legislation and British or European standards.
Domestic Refuse Storage & Disposal	
15.	The caravan must have suitable refuse collection arrangements in place.
Vehicular Parking	
16.	No vehicle shall be parked in a manner that obstructs any door of the caravan.
Fire Hazards	
17.	No bonfires are permitted on site

Runnymede Borough Council reserves the right to amend, add to or delete any of the above conditions in accordance with Section 8 of the aforementioned Caravan Sites and Control of Development Act 1960 (as amended).

Caravan Sites and Control of Development Act 1960

Site Licence Notes

DEFINITIONS

“Caravan” shall have the meaning attributed to it in the Caravan Sites and Control of Development Act 1960, Section 29 (1) and the Caravan Sites Act 1968, Section 13 (1). The term caravan is the legal definition of Park Homes and Mobile Homes and these terms are interchangeable in this document.

“Local Authority” shall mean Runnymede Borough Council whose address is Runnymede Civic Centre, Station Road, Addlestone, Surrey. KT15 2AH.

“Authorised Officer” shall mean any Officer authorised under the Caravan Sites and Control of Development Act, 1960 in writing by the Runnymede Borough Council whose address is Civic Centre, Station Road, Addlestone, Surrey. KT15 2AH.

“Structure” shall mean any construction, shed, garden shed, hut, summerhouse, gazebo, tent, marquee, shack, cabin, dugout, greenhouse, shelter, sun shelter, lean-to, trellising, bunker, covered storage space, den or similar.

GUIDANCE

The licence holder should be aware that the prior planning approval of the Runnymede Borough Council, must be gained before any development requiring planning permission takes place on the site. This may include the addition of any porch to a Park Home or addition of new concrete bases to the park.

The attention of site licensees is particularly drawn to the following provisions of the Caravan Sites and Control of Development Act 1960 (As Amended) namely:-

Section 7 – Appeal against conditions attached to site licence

Section 9 – Provisions as to breaches of condition

Section 10 – Transfer of site licences and transmission on death etc.

First-tier Tribunal (Property Chamber) contact details

HM Courts and Tribunal Services, First Tier Tribunal (property Chamber) Residential Property, Havant Justice Centre, The Court House, Elmleigh Road, Havant, Hants, PO2 2AL. Email: rpsouthern@hmcts.gsi.gov.uk Telephone: 01243 779 394