

MEETING:	PLANNING COMMITTEE
DATE:	29 JUNE 2011
TITLE OF REPORT:	APPEALS

CLASSIFICATION: Open

Wards Affected

Countywide

Purpose

To note the progress in respect of the following appeal.

Key Decision

This is not a key decision

Recommendation

That the report be noted

APPEALS DETERMINED

Application No. DMS/090246/O

- The appeal was received on 4 February 2011
- The appeal was made under Section 78 of the Town and Country Planning Act 1990 against a refusal to grant planning permission
- The appeal was brought by Mr & Mrs Griffiths
- The site is located at Green Orchard, Sutton Road, Cross Keys, Hereford, Hereford, HR1 3NL
- The application was refused on 6 December 2010
- Proposed demolition of existing redundant industrial building and replacement thereof with a dwelling to sustain an existing rural enterprise (single storey) and associated and ancillary car parking.
- The main issues are:
 - i) Whether, within the strict policy framework controlling development in the countryside, there is an essential need for a dwelling on the site for a rural enterprise worker;
 - ii) Whether the site is in a sustainable location; and
 - iii) The acceptability or otherwise of the flood risk assessment submitted with the application

Decision: The application was refused, under delegated powers, on 6 December 2010
The appeal was DISMISSED on 1 June 2011
An application for the award of Costs, made by the appellant against the Council, was DISMISSED
An application for the award of Costs, made by the Council against the appellant, was ALLOWED

Case Officer: Ms K Gibbons on 01432 261781