

MEETING:	PLANNING COMMITTEE
DATE:	19 FEBRUARY 2014
TITLE OF REPORT:	APPEALS

CLASSIFICATION: Open

Wards Affected

Countywide

Purpose

To note the progress in respect of the following appeals.

Key Decision

This is not an executive decision

Recommendation

That the report be noted

APPEALS RECEIVED

Enforcement Notice 133551/ENF

- The appeal was received on 17 January 2014
- The appeal is made under Section 174 of the Town and Country Planning Act 1990 against the service of an Enforcement Notice
- The appeal is brought by Mr K Sanghera
- The site is located at Land at, Benhall Court, Wilton, Ross-on-Wye, Herefordshire, HR9 6AD
- The breach of planning control alleged in this notice is:
Without planning permission, change of use of the land to use for vehicle hire including associated laying of hardstand area, the siting of a portable building use as an ancillary office and the erection of a wash/service bay building.
- The requirements of the notice are:
 - 1) Cease the use of the land for the purposes of the operation of a vehicle hire enterprise and remove all of the motor vehicles associated with the unauthorized use from the land.
 - 2) Demolish the wash/service bay building and remove all resultant materials from the land.
 - 3) Remove the portable office building from the land.
- The appeal is to be heard by Written Representations

Case Officer: Mr R Close on 01432 261803

APPEALS DETERMINED

Application 130516/F

- The appeal was received on 25 September 2013
 - The appeal was made under Section 78 of the Town and Country Planning Act 1990 against Refusal of Planning Permission
 - The appeal was brought by Firlands Developments Ltd
 - The site is located at Land adj Dragon Wyck, Bosbury Road, Cradley, Malvern, WR13 5LT
 - The development proposed was Replacement of existing bungalow and erection of 7 no. new dwellings
- The main issues are: - The effect of the proposed development on:-
- The character and appearance of the area, with regard to the hedge on the northern boundary and landscaping;
 - the biodiversity of the area;
 - the provision of transportation, education and open space / recreation facilities in the district.

Decision:

- The application was Refused under Delegated Powers on 20 June 2013
- The appeal was Allowed on 30 January 2014

Case Officer: Mr M Tansley on 01432 261815

Application 130996/FH

- The appeal was received on 5 November 2013
 - The appeal was made under Section 78 of the Town and Country Planning Act 1990 against Refusal of Planning Permission (Householder)
 - The appeal was brought by Mr A Cledwyn-Davies
 - The site is located at The Granary, Middleton On The Hill, Little Hereford, Herefordshire, SY8 4BE
 - The development proposed was Single storey side extension
- The main issues were: the effect of the proposed development on the character and appearance of The Granary itself (which the Council refer to as a locally important building), and on the setting of the Middleton Farmhouse and its adjacent summerhouse, which are both Grade II listed.

Decision:

- The application was Refused under Delegated Powers on 2 July 2013
- The appeal was Allowed on 27 January 2014
- An Application for the award of Costs, made by the Appellant against the Council, was refused.

Case Officer: Mr A Banks on 01432 383085

Application 131999/F

- The appeal was received on 27 November 2013
- The appeal was made under Section 78 of the Town and Country Planning Act 1990 against Refusal of Planning Permission
- The appeal was brought by Mr J Whilding
- The site is located at Mobile Home at The Amberley Arms, Sutton St Nicholas, Hereford, Herefordshire, HR1 3BX
- The development proposed was temporary stationing of a mobile home in connection with an established rural business.

The main issues were: whether there is an essential need, which would justify the proposed temporary mobile home as an exception to local and national planning policies which generally seek to restrict development of isolated new dwellings in the countryside; and whether the proposal would represent a sustainable form of development, with particular regard to accessibility by a choice of modes of transport and relationship to local services and amenities.

Decision:

- The application was Refused under Delegated Powers on 7 October 2013
- The appeal was Dismissed on 24 January 2014

Case Officer: Ms K Gibbons on 01432 261781

If Members wish to see the full text of decision letters copies can be provided.