

MEETING:	PLANNING COMMITTEE
DATE:	12 MARCH 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

Application 122524/F

- The appeal was received on 3 February 2014
- The appeal is made under Section 78 of the Town and Country Planning Act 1990 against Refusal of Planning Permission
- The appeal is brought by Mr Paul Ballantyne
- The site is located at Ferrymead, 14 Villa Street, Hereford, Herefordshire, HR2 7AY
- The development proposed is Change of use of dwelling into 3 no apartments.
- The appeal is to be heard by Written Representations

Case Officer: Ms K Gibbons on 01432 261781

Application 130428/F

- The appeal was received on 6 February 2014
- The appeal is made under Section 78 of the Town and Country Planning Act 1990 against Refusal of Planning Permission
- The appeal is brought by Messrs John & Luke Jones
- The site is located at Land at Old Shawls Farm, Craswall, Herefordshire, HR2 0PW
- The development proposed is Proposed new house, office and tack room and layby.
- The appeal is to be heard by Hearing

Case Officer: Mr A Prior on 01432 261932

Application 132145/F

- The appeal was received on 11 February 2014

- The appeal is made under Section 78 of the Town and Country Planning Act 1990 against Refusal of Planning Permission
 - The appeal is brought by The Brockhampton Estate
 - The site is located at Parlours Barn, Brockhampton, Herefordshire
 - The development proposed is Conversion of a redundant farm building to provide office accommodation
 - The appeal is to be heard by Written Representations
- Case Officer: Mr R Close on 01432 261803**

Application 133011/FH

- The appeal was received on 18 February 2014
 - The appeal is made under Section 78 of the Town and Country Planning Act 1990 against Refusal of Planning Permission (Householder)
 - The appeal is brought by Mr Gary Johns
 - The site is located at 1a Trenchard Avenue, Credenhill, Hereford, Herefordshire, HR4 7DX
 - The development proposed is Two storey extension to side of existing building.
 - The appeal is to be heard by Householder Procedure
- Case Officer: Ms K Gibbons on 01432 261781**

Application 131979/O

- The appeal was received on 20 February 2014
 - The appeal is made under Section 78 of the Town and Country Planning Act 1990 against Refusal of Planning Permission
 - The appeal is brought by Mr Roy Harrison
 - The site is located at Land adjacent to Three Penny Bit Cottage, Lugwardine, Hereford
 - The development proposed is Erection of three detached 2 storey dwellings with access drive.
 - The appeal is to be heard by Written Representations
- Case Officer: Mr E Thomas on 01432 260479**

APPEALS DETERMINED

Application 131252/FH

- The appeal was received on 17 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 Mr Geoffrey Jordan
- The site is located at Field Barn, Trebandy, Marstow, Ross-On-Wye, Herefordshire, HR9 6HD
- The development proposed was proposed extension to dwelling.
- The main issue was: the effect of the proposed development on the character and appearance of Field Barn and the surrounding area.

Decision:

- The application was Refused under Delegated Powers on 21 June 2013
- The appeal was Allowed on 14 February 2014

Case Officer: Mr R Close on 01432 261803

Application 130182/F

- The appeal was received on 16 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 Mr Anthony Tribe
- The site is located at Site adj to Evendine Corner, Colwall, Malvern, Worcestershire, WR13 6DX
- The development proposed was Construction of a single storey 3 bed dwelling

- The main issue(s) were: the effect of the proposal on (a) the character and appearance of the area and (b) the living conditions of the occupiers of No's 11 and 12 Evendine Corner with regard to outlook, noise and disturbance:

Decision:

- The application was Refused under Delegated Powers on 10 May 2013
- The appeal was on Dismissed on 17th February 2014
- An Application for the award of Costs, made by the Appellant against the Council, was Allowed

Case Officer: Mark Tansley on 01432 261815

Application 130305/F

- The appeal was received on 1 October 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 S G and L A Thomas
- The site is located at Trap House Nurseries, Cobhall Common, Allensmore, Herefordshire, HR2 9BP
- The development proposed was Removal of Condition 4 of permission 028191 (site for the erection of one dwelling house with vehicular access thereto).

The main issue(s) were: whether, having regard to relevant planning policy, the imposition of the original condition was reasonable and whether sufficient marketing of the appeal property has taken place at a price which reflects the restrictive nature of the planning condition so as to demonstrate whether or not the condition originally imposed is necessary

Decision:

- The application was Refused under Delegated Powers on 26 June 2013
- The appeal was Allowed on 24 February 2014

Case Officer: Mr A Prior on 01432 261932

Application 131053/O

- The appeal was received on 15 July 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 Julian Parry
- The site is located at Land to the east of Brick House and Holme Copse House, Ocle Pychard, Hereford
- The development proposed was Construction of 4 no two bedroom bungalows and 1 no four bedroom house

The main issue(s) were: - Whether the proposal would constitute sustainable development; - Whether the proposed residential development would be likely to promote the use of private motor vehicles; - The effect of the proposal on the character and appearance of its host environment; - The effect of the proposed development on the living conditions of the occupants of the property known as Holme Copse House, and on the future occupants of the proposed bungalows; - Whether future residents of the proposed bungalows would have sufficient private rear amenity space; - Whether the proposed drainage system would mitigate the impacts of the increase in hard surfaced area.

Decision:

- The application was Refused under Delegated Powers on 12 June 2013
- The appeal was Dismissed on 24 February 2014

Case Officer: Mr Matt Tompkins on 01432 261795

Application 131003/F

- The appeal was received on 27 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 Miss Karen Harris
- The site is located at Losito Stud Harris Lodge, Whitchurch, Ross-On-Wye, Herefordshire, HR9 6EG
- The development proposed was Retain existing log cabin as a permanent dwelling on a brown field site

- The main issue(s) were: whether the proposal would be in accordance with the development plan for the area; whether the proposal would be a sustainable development

Decision:

- The application was Refused under Delegated Powers on 9 August 2013
- The appeal was Allowed on 25 February 2014

Case Officer: Mr R Close on 01432 261803

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