

Agenda Item 13

Report to Planning Committee of 23 July 2015

Planning Appeals

1. There were three appeals determined for two applications between April and June 2015. Two appeals were against a decision of the Planning Committee and the remainder against a delegated decision.

All decisions were upheld and the appeals dismissed

2. Members have been issued with the full decisions, but in brief the reasons were:

- The Gunnery – Undercliffe.

The Inspector concluded that whilst the original building had been altered, not all of its original character had been eroded and the proposal would have a detrimental effect on the host building and its setting in the countryside.

- Updown Park – This was both a planning appeal and a listed building appeal. Members may recall this from a previous Planning Committee, being a proposal to build two tree houses and a dwelling for an on-site manager, together with the removal of a section of the Eastern wall and the installation of a timber gate.

It was a lengthy decision and clearly the Inspector had considered options to find a solution for the applicant. However, she concluded that the business model was untested and any legal surety relating to the benefits of the business expansion were not in place. She also concluded that the proposal did cause harm to the heritage asset.

3. The annual target is that a maximum of 20% of appeals are upheld. The overall performance is 0% - within target

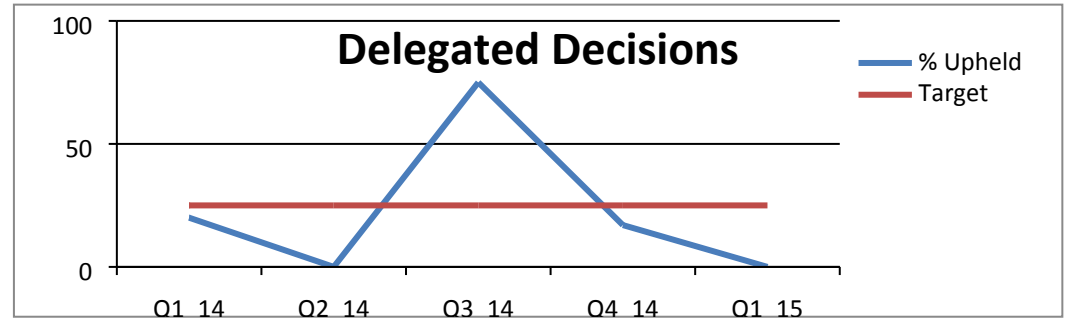
4. Statistical analysis is attached

Dave Robinson

Regeneration and Delivery Manager

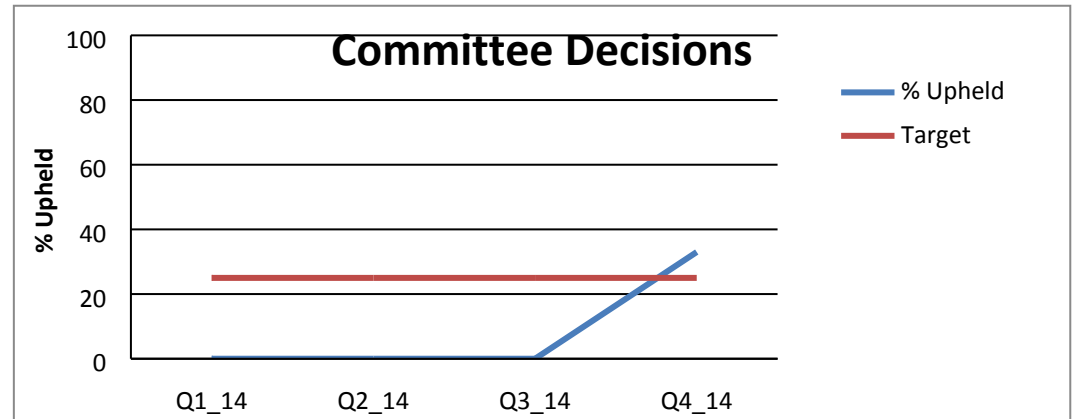
Delegated Decisions

Quarter	Number	Upheld	Dismissed	% Upheld
Q1_14	5	1	4	20
Q2_14	7	0	7	0
Q3_14	4	3	1	75
Q4_14	6	1	5	17
Q1_15	1	0	1	0



Committee Decisions

Quarter	Number	Upheld	Dismissed	% Upheld
Q1_14	0	0	0	0
Q2_14	5	0	5	0
Q3_14	0	0	0	0
Q4_14	3	1	2	33
Q1_15	2	0	2	0



Performance 2015

Number of appeals	3
Appeals upheld	0
% upheld	0.00