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| Report To: | Planning Committee | Date: | 14 November 2018 |
| Heading: | PLANNING APPEAL DECISIONS | | |
| Portfolio Holder: | LEADER OF THE COUNCIL | | |
| Ward/s: | ST MARY'S, SUTTON JUNCTION AND HARLOW WOOD | | |
| Key Decision: | No | | |
| Subject to Call-In: | No | | |

Purpose of Report

To inform Members of recent Planning Appeal Decisions.

Recommendation(s)

To Note the Appeal Decisions.

Reasons for Recommendation(s)

To bring to Members attention the recent Appeal Decisions.

Alternative Options Considered

(with reasons why not adopted)

N/A

Appeal Decisions

Planning Application - V/2018/0018

Site – 65 Charnwood Street, Sutton in Ashfield, NG17 1HR

Proposal – Proposed change of use from dwellinghouse to mixed use as a dwellinghouse and cattery, and the erection of a cattery building in the rear garden

Appeal Decision – Dismissed

The Inspector concluded that the proposal would result in significant harm to the living conditions of neighbouring residents, with particular regard given to noise disturbance and odour. He deemed that the cattery business would generate both vehicular activity in the form of clients dropping off and collecting cats, and noise from activity within the cattery building itself, above what would reasonably be expected by residents in this location.

The appellant also submitted an application for costs against the Council, which was subsequently refused. The Inspector concluded that the Council had adequately evaluated the application and considered the merits of the scheme, and the Council had reasonable concern about the impact of the development which justified its decision.

Planning Application - V/2018/0158

Site – 38 Willow Gardens, Sutton in Ashfield, NG17 5JF

Proposal – Fencing

Appeal Decision – Allowed

The Inspector considered that nearby properties within the immediate vicinity of the site included fencing around 2m in height. The proposal was considered consistent with the surrounding character and an existing garage lessens its visual impact. It was further considered to not significantly impact on the highway safety as it was no greater in size than a previous hedgerow which was located in the same position.

Implications

Corporate Plan:

Reporting these decisions ensures we are open and transparent in our decision making process.

Legal:

Legal issues relating to specific planning appeals are set out in the report. As the report is for noting, there are no legal issues associated with the recommendation in the report.

Finance:

| Budget Area | Implication |
|---|--------------------|
| General Fund – Revenue Budget | None |
| General Fund – Capital Programme | None |
| Housing Revenue Account – Revenue Budget | None |
| Housing Revenue Account – Capital Programme | None |

Risk: N/A

| Risk | Mitigation |
|-------------|-------------------|
| | |

Human Resources:

No implications

Equalities:

(to be completed by the author)

None

Other Implications:

(if applicable)

None

Reason(s) for Urgency

(if applicable)

N/A

Reason(s) for Exemption

(if applicable)

N/A

Background Papers

(if applicable)

None

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