

**PLANNING AND REGULATORY COMMITTEE – 8 JUNE 2016  
REPORT OF THE DIRECTOR OF DEVELOPMENT AND ENVIRONMENT**

**A - PLANNING APPEAL DECISIONS**

PLANNING APPLICATION NO.	DETAILS OF PLANNING APPLICATION	OFFICERS' RECOMMENDATION OR DECISION IF DELEGATED	COMMITTEE DECISION IF RELEVANT	DECISION OF PLANNING INSPECTOR	MAIN ISSUES IDENTIFIED BY PLANNING INSPECTOR	CONTACT OFFICER
15/P/1885/F	Proposed vehicle access, 5 Chapel Hill, Backwell Mr J Walters	Refused	N/A	Allowed 12 May 2016	The effect of the proposed development on the character and appearance of the conservation area, and the effect of the proposal on highway safety.	Julie Walbridge
14/P/2617/F	Application for removal of conditions 1, 2, 4, 6, 8 and 9 of planning permission 13/P/0352/F (Continued use of land from forestry/woodland to a multiple use of forestry/woodland and recreational use including erection of a base camp shelter providing reception, instruction and refreshment area for skirmishing activities with 4no containers for storage/shop/office. Also gaming zones, siting of temporary structures in connection with these activities (retrospective), Woodland off	Approved with conditions  Appeal against conditions imposed	N/A	Part Allowed – Part Refused 24 May 2016	Whether the conditions comply with guidance and tests in the NPPF and PPG. Conditions 6, 7 and 8 not necessary or precise and deleted	David Tate

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	Brockley Combe Road, Backwell Mr D Gass					

**B – PLANNING APPEALS RECEIVED SINCE LAST COMMITTEE**

<b>APPEALS REFERENCE</b>	<b>APPLICATION NO.</b>	<b>DETAILS OF APPLICATION</b>	<b>DATE OF APPEAL</b>	<b>DATE OF INQUIRY/ HEARING IF KNOWN</b>	<b>CONTACT OFFICER</b>
APP/D0121/Z/16/3148180	16/P/0404/ADV	Retrospective application for the display of 1 No. non illuminated projecting sign and 1 No. non-illuminated monolith sign, 12 Clevedon Road, Nailsea Houston Group Dental Practice	29 Apr 2016	N/A	Tom Isbell
APP/D0121/C/16/3149429	2015/0542 Enforcement Notice	Without planning permission the change of use of land from residential use to mixed use for residential use and the siting of an independent residential static caravan. Alveare, Bridgwater Road, Dundry Mr J Fry	13 May 2016	N/A	Tom Isbell
APP/D0121/W/16/3146278	15/P/1652/F	Erection of a detached dwelling with associated car parking and garden following demolition of existing garage, 83 Claverham Road, Claverham, Yatton Mr W Howard	17 May 2016	N/A	Judith Porter

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**C- INQUIRIES/HEARINGS DATES AND VENUES**

<b>APPLICATION NO.</b>	<b>APPEALS REFERENCE</b>	<b>DETAILS OF APPLICATION</b>	<b>APPEAL TYPE</b>	<b>DATE OF INQUIRY/ HEARING</b>	<b>VENUE</b>	<b>CONTACT OFFICER</b>
15/P/0248/O	APP/D0121/W/ 15/3138816	Outline planning permission with Environmental Statement for the erection of 155no. residential dwellings (including 30% affordable housing). Introduction of structural planting and landscaping, public open space, children's play area, surface water retention basin, vehicular access point from Knightcott Road, allotments, community orchard and associated ancillary works. All matters reserved with the exception of the main site access point, Land South of Knightcott Road, Knightcott Road, Banwell Gladman Developments Ltd	Inquiry	20 - 23 Sept & 28 & 29 Sept 2016 (6 days)	New Council Chamber, Town Hall, Weston- super-Mare	Roger Willmot
15/P/0971/LDE	APP/D0121/X/ 15/3140722	Certificate of Lawful Use Existing for the erection of a single storey extension to the south elevation, Leigh Warren Bungalow, Abbots Leigh Road, Abbots Leigh Mr A Greene	Inquiry	2 & 3 Aug 2016	The Hive, Beaufighter Road, Weston- super-Mare	Louise Grover
15/P/0583/O	APP/D0121/W/ 15/3139633	Outline application for erection of up to 118no dwellings including 35no affordable housing units (30%) along with the provision of informal public open space, car parking, a new Community Hall, sports pitch, vehicular access from the A368 and associated works with details of access. All other details to be reserved for subsequent approval, land to the north-west of Sandford Primary, Off Greenhill Road, Sandford Strongvox Homes, Messrs Thatcher, Ms Thatcher, Messrs Lloyd & Messrs Westlake	Inquiry	2 – 5 Aug 2016 (4 days)	New Council Chamber, Town Hall, Weston- super-Mare	Andrew Stevenson

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15/P/0167/O	APP/D0121/W/16/3142927	Outline planning permission for the erection of up to no.79 open market and affordable dwellings, public open space and associated infrastructure. All matters reserved for subsequent approval except for means of access, land at Bleadon Hill, Bleadon Molwin Estates	Inquiry	TBC	TBC	Neil Underhay

**Summary Performance Table April 16 – March 17**

Appeals received	6
Appeals decided	7
Appeals dismissed	4.5
% dismissed of appeals decided	64.3%
Target	72% dismissed

**Appeals Allowed April 16 – March 17**

<b>Delegated Decision</b>	<b>Committee Decision</b>	<b>Total</b>
2.5	0	2.5

**Costs awarded against the Council**

<b>Delegated Decision</b>	<b>Committee Decision</b>	<b>Total</b>