

**PLANNING AND REGULATORY COMMITTEE – 21 JULY 2021
REPORT OF THE DIRECTOR OF PLACE**

A - PLANNING APPEAL DECISIONS

1. Enforcement Notice Number 18/00585/OTH

Site: Former Coles Garage, Red Hill, Redhill

Description: Without planning permission, the material change of use of the land for the parking of vehicles for airport customers.

Recommendation: Enforcement Notice

Appeal Dismissed 17 Jun 2021

Type of appeal: Public Inquiry

Officer: Karen Bartlett

Appellant: Martin Alford

The main issues that were identified by the Planning Inspector were: Breach of Planning Control

B – PLANNING APPEALS RECEIVED SINCE LAST COMMITTEE

1. Planning Application Number 20/P/1316/LDE

Site: Land to the rear of Homelea/The Gables, Downside Road, Backwell

Description: Lawful development certificate in respect of the use of the land to the rear of Homelea and The Gables for non-agricultural purposes.

Date of Appeal: 14 Jun 2021

Type of appeal: Written Representation

Case Officer: Julie Walbridge

Appellant: Mrs Sharon Haskell

2. Planning Application Number 20/P/2988/FUH

Site: Old Barton, Chelvey Road, Chelvey, Brockley

Description: First floor side extension and single storey rear extension.

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Date of Appeal: 15 Jun 2021
Type of appeal: Fast Track Appeal
Case Officer: Ellena Fletcher
Appellant: Mr A Bailey

3. Planning Application Number 20/P/2791/FUH

Site: 7 Hillview Avenue, Clevedon
Description: Retrospective application for the erection of a shed in garden to front of the property.
Date of Appeal: 24 Jun 2021
Type of appeal: Fast Track Appeal
Case Officer: John Grierson
Appellant: Mr R Madzelewski

4. Planning Application Number 20/P/1075/FUL

Site: P J Hare Ltd, Havyatt Road Trading Estate, Havyatt Road, Wrington
Description: Application to vary condition 8 (landscaping) and remove condition 7 (retention of railway embankment) attached to planning permission 97517 (development of land for light industrial purposes) to allow for replacement landscaping scheme along the eastern boundary of the site
Date of Appeal: 5 Jul 2021
Type of appeal: Written Representation
Case Officer: Julie Walbridge
Appellant: TR Estates (Bristol) Ltd

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C- INQUIRIES/HEARINGS DATES AND VENUES

1. Site: Land off Summer Lane, Banwell

Enforcement Notice Number 19/00095/UAW

Description: Without planning permission, the creation of a hardstanding and access track

Case Officer: Chris Joannou

Planning Application Number 19/P/0314/FUL

Description: Use of land for the stationing of caravans for residential purposes as a single pitch gypsy/traveller site and the erection of a day room building ancillary to that use

Case Officer: Judith Porter

Enforcement Notice Number 20/00186/COU

Description: Without planning permission, the material change of use of agricultural land to a use as a single pitch traveller site

Case Officer: Chris Joannou

Appellant: Ms Kathleen Kiely

Type of Appeal: Hearing – 2 Nov 2021, venue to be confirmed (this is a rescheduled date)

2. Site: Bristol Airport, North Side Road, Felton, Wrington

Planning Application Number 18/P/5118/OUT

Description: Outline planning application (with reserved matters details for some elements included and some elements reserved for subsequent approval) for the development of Bristol Airport to enable a throughput of 12 million terminal passengers in any 12 month calendar period, comprising: 2no. extensions to the terminal building and canopies over the forecourt of the main terminal building; erection of new east walkway and pier with vertical circulation cores and pre-board zones; 5m high acoustic timber fence; construction of a new service yard directly north of the western walkway; erection of a multi-storey car park north west of the terminal building with five levels providing approximately 2,150 spaces; enhancement to the internal road system including gyratory road with internal surface car parking and layout changes; enhancements to airside infrastructure including construction of new eastern taxiway link and taxiway widening (and fillets) to the southern edge of Taxiway GOLF; the year-round use of the existing Silver Zone car park extension (Phase 1)

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with associated permanent (fixed) lighting and CCTV; extension to the Silver Zone car park to provide approximately 2,700 spaces (Phase 2); the provision of on-site renewable energy generation; improvements to the A38; operating within a rolling annualised cap of 4,000 night flights between the hours of 23:30 and 06:00 with no seasonal restrictions; revision to the operation of Stands 38 and 39; and landscaping and associated works.

Type of appeal: Public Inquiry – 20 July 2021 (40 days)

Case Officer: Neil Underhay

Appellant: Bristol Airport Limited

3. Site: The Old Forge, Bristol Road, Felton, Wrington

Planning Application Number 20/P/0204/LDE

Description: Certificate of lawfulness to confirm a) the amalgamation of three former planning units into one from 2006 with the Forge accommodation, Lulscott, Silverridge and the uses formerly approved at the Old Forge area of the Site becoming one enterprise, b) the building known as Lulscott is lawful and has a holiday accommodation use, c) the use of the former Silveridge area of the Site for the placement of 2 static caravans used for holiday accommodation and the retention of the building to the rear of the former Silveridge area of the Site as holiday accommodation, d) the use of the land across the Site for the parking of vehicles in association with the uses on the site, namely; holiday accommodation, office, car repair garage and car hire

Type of appeal: Public Inquiry – 9 Nov 2021 (2 days)

Case Officer: Chris Nolan

Appellant: Mr Gregory Wedlake

4. Site: Devils Elbow Farm, Hillend, Locking

Planning Application Number 19/P/1520/LDE

Description: Certificate of lawfulness for the existing use of a part of an agricultural barn to a self-contained residential flat, the residential occupation of one caravan, building operations to a second caravan and its use as a residential dwelling and the use of the land for B8 storage.

Enforcement Notice Number 20/00063/COU (1)

Description: Without planning permission, the material change of use of part of a building to a single dwelling house

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Enforcement Notice Number 20/00063/COU (2)

Description: Without planning permission, the material change of use of the land from a mixed agricultural, equestrian use to a mixed agricultural, equestrian and the siting of a caravan for residential use

Enforcement Notice Number 20/00063/COU (3)

Description: Without planning permission, the material change of use of the land from a mixed agriculture and equestrian use to residential

Type of appeal: Public Inquiry – 12 Oct 2021

Case Officer: Chris Nolan

Appellant: Mr J Reed

5. Site: Woodlands Farm, Mearcombe Lane, Bleadon

Planning Application Number 20/P/0195/LDE

Description: Certificate of Lawful Development to establish lawfulness of the dwelling, agricultural building, residential curtilage, and mixed storage.

Enforcement Number 2017/0455 (A)

Description: Without planning permission, the material change of use of the land from former residential and agricultural use to residential use.

Enforcement Number 2017/0455 (B)

Description: Without planning permission, the erection of buildings

Enforcement Number 2017/0455 (C)

Description: Without planning permission, the erection of a building

Type of appeal: Public Inquiry – 21 Sep 2021 (4 days)

Case Officer: Julie Walbridge

Appellant: Mr Keith Perrett, Mrs K Perrett, Mr Mark Perrett

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Summary Performance April 21 – March 22

Appeals received 9
Appeals decided 12
Appeals dismissed 10
Percentage dismissed of appeals decided 83.3%

Appeals Allowed April 21 – March 22

Delegated Decision 2
Committee Decision None

Costs awarded against the Council

Delegated Decision: none
Committee decision: none
Total: none

Costs awarded to the Council

Delegated Decision: 1 (partial)