

**PLANNING AND REGULATORY COMMITTEE – 17 NOVEMBER 2021
REPORT OF THE DIRECTOR OF PLACE**

A - PLANNING APPEAL DECISIONS

1. Planning Application Number 21/P/1070/TEA

Site: Land at junction of Bridge Road and Drove Road, Weston-super-Mare

Description: Application to determine if prior approval is required for the proposed erection of a 15m. Phase 8 Monopole with wraparound cabinet at base, 3no. cabinets and associated ancillary works.

Recommendation: Prior approval - required and refuse

Appeal Dismissed 18 Oct 2021

Type of appeal: Written Representation

Officer: Anna Hayes

Appellant: Hutchison UK Ltd

The main issues that was identified by the Planning Inspector is the effect of the siting and appearance of the development on the character and appearance of the area, including whether the applicant has undertaken a suitable search of alternative sites.

2. Planning Application Number 20/P/0829/FUL

Site: 59-61 Meadow Street, Weston-super-Mare

Description: Proposed conversion of the first and second floor to create 4 no. 2-bed flats and 2 no. 1-bed flats and reconfiguration of the ground floor commercial unit.

Recommendation: Refuse

Appeal Dismissed 19 Oct 2021

Type of appeal: Written Representation

Officer: Jessica Smith

Appellant: Mr G Geourgiou

The main issues that were identified by the Planning Inspector were 1) whether the development would provide adequate living conditions for future occupants and the neighbours at No 46 Orchard Street with respect to privacy, 2) whether the development would

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provide adequate living conditions for future occupants with particular respect to outlook, daylight, space, noise, disturbance and odour, and 3) whether the proposal meets the requirements of local and national policies with regard to flood risk.

B – PLANNING APPEALS RECEIVED SINCE LAST COMMITTEE

1. Planning Application Number 20/P/2666/FUL

Site: Kings Field, Land Off Moor Road, Banwell

Description: Creation of 1no. traveller and gypsy caravan pitch together with the formation of hardstanding and the erection of a day room, stables and shed, siting of park home and touring caravan (Retrospective)

Date of Appeal: 4 Oct 2021

Type of appeal: Hearing

Case Officer: Emma Bailey

Appellant: Mr Dick Atwell

2. Planning Application Number 19/P/3197/FUL

Site: Land off Moor Road, Yatton

Description: Residential development of 60no. dwellings with supporting infrastructure and enabling works including new vehicular access with Moor Road, public open space, landscaping and drainage infrastructure.

Date of Appeal: 01 Nov 2021

Type of appeal: Public Inquiry

Case Officer: Lee Bowering

Appellant: Persimmon Homes Severn Valley

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3. Planning Application Number 19/P/2763/FUL

Site: Max House Farm, Max Mill Lane, Winscombe, BS25 1DS

Description: Demolition of existing dwelling and coach house. Construction of replacement dwelling with annexe.

Date of Appeal: 04 Nov 2021

Type of appeal: Written Representations

Case Officer: Angela Norris

Appellant: Mrs Nicole Garrett

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: Simon Exley

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 – to be rescheduled following postponement of 2 November date

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2. Site: Kings Field, Land off Moor Road, Banwell, BS29 6ET

Planning Application Number: 20/P/2666/FUL

Description: Creation of 1no. traveller and gypsy caravan pitch together with the formation of hardstanding and the erection of a day room, stables and shed, siting of park home and touring caravan (Retrospective)

Case Officer: Emma Bailey

Appellant: Mr Dick Atwell

Type of Appeal: Hearing – Scheduled for 1 and 2 February 2022, to be held at The New Council Chambers, Town Hall, Walliscote Grove Road, Weston-super-Mare, BS32 1UJ

Summary Performance April 21 – March 22

Appeals received 18
Appeals decided 25
Appeals dismissed 21
Percentage dismissed of appeals decided 84%

Total: none

Costs awarded against the Council

Delegated Decision: none
Committee decision: none

Appeals Allowed April 21 – March 22

Delegated Decision 4
Committee Decision None

Costs awarded to the Council

Delegated Decision: 1 (partial)