



Planning Services

COMMITTEE REPORT

AGENDA ITEM NUMBER: 6

APPEAL UPDATE REPORT

APPEALS RECEIVED

An appeal has been received against the refusal of Planning Permission for the erection of a first floor side and rear extension and single storey rear extension at 1 Angus, Ouston (DM/16/01851/FPA).

This application relates to the erection of a first floor side and rear extension and single storey rear extension, resulting in the property being increased from one containing three bedrooms to a four bedroomed house. The application was refused under delegated powers on the grounds of highway safety as the applicant was not prepared to alter the driveway to the front of the property to accommodate additional vehicles in line with the recommendation of the Highways Officer.

The applicants have requested the written representations procedure for the appeal under the Householder Appeals Service (HAS), the outcome of which will be reported to Members in due course.

An appeal has been received against the refusal of 'the removal of condition 4 of permission 1/2011/0035 to permit the use of the annex as a dwelling (Use Class C3)' at The Granary, Woodlea, Lanchester, Durham, DH7 0RP (DM/15/00240/VOC).

The application site relates to the annex of a property known as 'Woodlea Manor' a large stone built dwelling, near the 'Five Land Ends' junction between Satley and Lanchester, situated on Browney Bank. The applicant has sought to remove condition 4 from the previous permission to allow the storage, garage and stable building associated with Woodlea Manor to be used as a single dwelling rather than as a residential annex. The application was retrospective as the applicant had used the property for residential occupation from March 2015. The application was refused

permission at Committee in line with the Officer recommendation as the proposal was not considered to be sustainable.

The applicants have requested a written representations procedure for the appeal, the outcome of which will be reported to Members in due course.

RECOMMENDATION

That the report be noted.

Reports prepared by Tracey Outhwaite (Assistant Planning Officer) and Sarah Seabury (Planning Officer).