

Planning Services

COMMITTEE REPORT

APPEAL UPDATE (EASINGTON AREA OFFICE)

1. APPEALS RECEIVED:

Appeal by Mr P Duffy

Site at Eagle Hall, Sunderland Road, Hawthorn, SR7 8RU

Planning Reference PL/5/2010/0547

An appeal has been lodged against the Council's refusal for the retrospective erection of a raised platform with handrail at the above site.

The application was refused as it was considered that by virtue of its design and location it adversely impacted upon the amenities enjoyed by the occupants of the neighbouring property and the garden area in terms of visual intrusion.

The appeal is to be dealt with via written representations and members will be informed of the decision in due course.

Recommendation:

That the report be noted.

2. DECISIONS RECEIVED:

Appeal by Mr J Oliver

Site at Hastings House Farm, Littletown, Co. Durham, DH6 1QB

Planning Reference- PL/5/2010/0442

An appeal was lodged against the Council for the non-determination of an application for the change of use from office, administration and canteen building to be used in addition for agricultural worker's accommodation.

The Planning Inspector concluded that subject to conditions the scheme could be tailored to reflect the requirements intended at the site and would have a negligible effect on the rural scene. In addition it was concluded that there was sufficient necessary work at this isolation unit generating a functional need for an agricultural worker(s) to sleep at the appeal building when occasion demands.

The appeal was therefore allowed and conditional approval was granted for the change of use.

Recommendation:

That the report be noted.

**Appeal by Mr and Mrs J Smith
Site at land rear of Waycot, Wingate Road, Trimdon Station, TS29 6AR
Planning Reference- PL/5/2010/0311**

Appeals were lodged against the Council's refusal of planning permission and an Enforcement notice for the part retrospective change of use to caravan site for occupation by gypsy-traveller family with associated development including hard standing, access road, septic tank, small utility building and landscaping.

The Inspectorate agreed with the Council's decisions and dismissed the Appeal and upheld the Enforcement Notice.

The Inspectorate agreed that the junction of the access road leading to the application site with the C22, Wingate Road, is sub-standard in terms of its alignment and the available sight lines, and that coupled with the increase in traffic movements at this junction would be detrimental to highway safety.

The Inspector amended the Enforcement notice and its compliance period. Mr and Mrs J Smith now have up to 12 months to vacate the site with an additional one-month period to remove the area of hard standing.

Recommendation:

That the report be noted.

APPEAL UPDATE (Durham Area Office)

1. APPEALS RECEIVED:

**Appeals by Mr and Mrs R Fletcher
Site at 66 Claypath, Durham, DH1 1QT**

Appeals have been lodged by Mr and Mrs R Fletcher against the Council's refusal to grant planning permission for the demolition of existing yard wall and detached garage in association with erection of two storey extension to existing dwelling, with first floor link and erection of new two storey dwelling to side of 66 Claypath, Durham.

The appeals are to be dealt with by way of written representations and the Committee will be advised of the outcome in due course.

Recommendation:

That the report be noted