
SOUTH HOLLAND DISTRICT COUNCIL

Report of: Development Manager
To: Planning Committee
Author: Richard Fidler
Subject: Planning Appeals
Purpose: To provide an update on recent Appeal Decisions

Recommendation

a) That the contents of this report be noted

1.0 OVERVIEW

1.1 Since the last report 2 appeal decision(s) have been received, the results are as follows:

Appeals Dismissed: 0

Appeals Allowed: 2

Appeals Part Allowed: 0

1.2 Since the 1st April 2017 80 planning appeal decisions have been received of which 56 have been dismissed, which equates to a success rate of 70%

2.0 PLANNING APPEALS DISMISSED

None

3.0 PLANNING APPEALS ALLOWED

H07-0037-18 Mr N Shortland - Dave Gedney

West Drove South Gedney Hill	APP/A2525/W/18/3203429
Residential Development	Decision Date: 07 March 019
The Inspector in allowing the appeal concluded that as the Council is currently unable to demonstrate a deliverable 5-year supply of housing land the 'tilted balance' addressed by paragraph 11 of the NPPF and the presumption in favour of sustainable development is engaged. This outweighed the Inspector's conclusion that the proposed development would result in some limited harm to the spatial objectives of the Local Plan and would also result in a moderate level of harm to the character and appearance of the area and the wider landscape. Thus whilst the development is not in accordance with the Development Plan, being mindful of paragraph 11 of the NPPF, the Inspector did not regard that the adverse impacts of granting permission would significantly and demonstrably outweigh the benefits, when assessed against the policies in the NPPF taken as a whole.	

Land Fronting Fairfields 409 Broadgate	APP/A2525/W/18/3204758
Proposed detached bungalow and detached garage	Decision Date: 04 March 019
In allowing the appeal, the Inspector concluded that as SHDC cannot currently demonstrate a deliverable 5-year supply of housing land, the presumption in favour of sustainable development is engaged. This is despite some limited harm to the spatial objectives of the South Holland Local Plan and to the character and appearance of the area and the wider landscape. Further the Inspector did not find there to be a reason to concluded that the proposed development would be unable to safeguard the living conditions of the neighbouring property.	

4.0 **ENFORCEMENT APPEALS DISMISSED**

None

5.0 **ENFORCEMENT APPEALS UPHELD**

None

Background Papers - Planning Application and Enforcement Working Files

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