

ADDENDUM
MEETING OF THE PLANNING COMMITTEE
WEDNESDAY 12 APRIL 2017

ITEM NO: 5

APPLICATION: 16/02909/F – THE LIMES PH, 58 ALBURY ROAD, MERSTHAM

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Representations:

A further three objections have been received since the publication of the agenda raising the following issues:

Loss of pub/community asset

Drainage capacity

Highway Safety

Development out of character

These matters are addressed within the report to Committee.

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Appeals Performance

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Following publication of the agenda, a further breakdown of appeal performance by category was requested and is provided below:

There are 4 categories of appeal: Householder, Written Representation, Hearing and Public Inquiry. The breakdown of outcomes is as follows:

	No. of Appeals	No. Allowed	No. Dismissed	% Dismissed
Householder	29	10	19	65
Written reps	77	25	52	67
Hearing	2	1	1	50
Public Inquiry	1	1	0	0

For means of comparison, nationally In 15/16 - 69% of Written Reps appeals (inc. Householder); 57% of Hearings and 41% of Inquiries were Dismissed.

The hearing and inquiry statistics are obviously skewed by the very low number of each and it should also be noted that the appeal decision for the public inquiry is the

subject of a High Court challenge which is not contested by the Planning Inspectorate.

In terms of the categories of development, a further breakdown is provided below:

	No. of Appeals	No. Allowed	No. Dismissed	% Dismissed
Householder extensions	27	8	19	70
New build dwellings	67	20	46	67
Trees	0	0	0	-
Residential gates/piers	2	2	0	0
Commercial	4	0	4	10
Changes of use	6	3	3	50
Ground levelling / landscaping	1	1	0	0
Details pursuant to condition	2	2	0	0