

Committee: Planning Applications

Date: 17th March 2016

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Wards: All

Subject: Planning Appeal Decisions

Lead officer: Head of Sustainable Communities

Lead member: Chair, Planning Applications Committee

Contact officer: Stuart Humphryes

Recommendation:

That Members note the contents of the report.

1. PURPOSE OF REPORT AND EXECUTIVE SUMMARY

- 1.1 For Members' information recent decisions made by Inspectors appointed by the Secretary of State for Communities and Local Government in respect of recent Town Planning Appeals are set out below.
- 1.2 The relevant Inspectors decision letters are not attached to this report, but can be seen on the Council web-site with the other agenda papers for this meeting at the following link:

http://www.merton.gov.uk/council/committee.htm?view=committee&com_id=165

DETAILS

Application Numbers: **14/P4681**
Site: 314 Haydon's Road, South Wimbledon SW19 8JZ
Development: Change of use of garage into 1 bed flat with single storey extension
Recommendation: Refuse Permission (Delegated)
Appeal Decision: **ALLOWED**
Date of Appeal Decision: 4th February 2016

Link to Appeal Decision

http://planning.merton.gov.uk/MVM.DMS/Planning%20Application/1000087000/1000087303/14P4681_Appeal%20Decision%20Notice.pdf

Application Number: 15/P0418
Site: 14 Hanford Row SW19 4UT
Development: Erection of a single storey rear extension with Listed Building Consent
Recommendation: Refuse Permission (Committee Decision)
Appeal Decision: **DISMISSED**
Date of Appeal Decision: 5th February 2016

Link to Appeal Decision

http://planning.merton.gov.uk/MVM.DMS/Planning%20Application/1000087000/1000087731/15P0418_Appeal%20Decision%20Notice.pdf

Application Number: 15/P1198
Site: 1 Sandbourne Avenue, Merton Park SW19 3EW
Development: Erection of a single storey rear conservatory
Recommendation: Refuse Permission (Delegated Decision)
Appeal Decision: **DISMISSED**
Date of Appeal Decision: 13th February 2016

Link to Appeal Decision

http://planning.merton.gov.uk/MVM.DMS/Planning%20Application/1000088000/1000088481/15P1198_Appeal%20Decision%20Notice.pdf

Application Number: 15/P1696
Site: 61 Commonside West, Mitcham CR4 4HB
Development: Retention of single storey rear extension and a rear & side roof extension
Recommendation: Refuse Permission (Delegated Decision)
Appeal Decision: **DISMISSED**
Date of Appeal Decision: 1st March 2016

Link to Appeal Decision

http://planning.merton.gov.uk/MVM.DMS/Planning%20Application/1000088000/1000088959/15P1696_Appeal%20Decision%20Notice.pdf

Application Number: 15/P1970
Site: 58 Daybrook Road, Merton Park SW19 3DH
Development: Erection of a single storey detached annexe
Recommendation: Refuse Permission (Delegated decision)
Appeal Decision: **DISMISSED**
Date of Appeal Decision: 12th February 2016

Link to Appeal Decision

http://planning.merton.gov.uk/MVM.DMS/Planning%20Application/1000089000/1000089219/15P1970_Appeal%20Decision%20Notice.pdf

Application Number: 15/P2303
Site: 78 Byron Avenue, New Malden, Surrey KT3 6EY
Development: Erection of a two storey side and single storey rear extension with enlargement of existing roof extension.
Recommendation: Refuse Permission (Delegated Decision)
Appeal Decision: **ALLOWED**
Date of Appeal Decision: 23rd February 2016

Link to Appeal Decision

http://planning.merton.gov.uk/MVM.DMS/Planning%20Application/1000089000/1000089532/15P2303_Appeal%20Decision%20Notice.pdf

Application Number: 15/P3127
Site: 126 Westway, Raynes Park SW20 9LS
Development: Prior Approval for single storey rear extension
Recommendation: Refuse Permission (Delegated Decision)
Appeal Decision: **ALLOWED**
Date of Appeal Decision: 2nd February 2016

Link to Appeal Decision

http://planning.merton.gov.uk/MVM.DMS/Planning%20Application/1000090000/1000090313/15P3127_Appeal%20Decision%20Notice.pdf

Application Number: 15/P3363
Site: 159 Grove Road, Mitcham CR4 1AE
Development: Vehicular crossover and hardstanding
Recommendation: Refuse Permission (Delegated Decision)
Appeal Decision: **ALLOWED**
Date of Appeal Decision: 2nd March 2016

Link to Appeal Decision

http://planning.merton.gov.uk/MVM.DMS/Planning%20Application/1000090000/1000090539/15P3363_Appeal%20Decision%20Notice.pdf

Application Number: 15/P3506
Site: 47 Franklin Crescent, Mitcham CR4 1ND
Development: Erection of two storey front infill extension with side roof extension
Recommendation: Refuse Permission (Delegated Decision)
Appeal Decision: **ALLOWED**
Date of Appeal Decision: 1st March 2016

Link to Appeal Decision

http://planning.merton.gov.uk/MVM.DMS/Planning%20Application/1000090000/1000090674/15P3506_Appeal%20Decision%20Notice.pdf

Application Number: 15/P3513
Site: 50 Rowan Crescent, Streatham SW16 5JB
Development: Erection of two storey side and single storey rear extensions with rear roof extension
Recommendation: Refuse Permission (Delegated Decision)
Appeal Decision: **DISMISSED**
Date of Appeal Decision: 2nd March 2016

Link to Appeal Decision

http://planning.merton.gov.uk/MVM.DMS/Planning%20Application/1000090000/1000090682/15P3513_Appeal%20Decision%20Notice.pdf

Alternative options

- 3.1 The appeal decision is final unless it is successfully challenged in the Courts. If a challenge is successful, the appeal decision will be quashed and the case returned to the Secretary of State for re-determination. It does not follow necessarily that the original appeal decision will be reversed when it is re-determined.
- 3.2 The Council may wish to consider taking legal advice before embarking on a challenge. The following applies: Under the provision of Section 288 of the Town & Country Planning Act 1990, or Section 63 of the Planning (Listed Buildings and Conservation Areas) Act 1990, a person or an establishment who is aggrieved by a decision may seek to have it quashed by making an application to the High Court on the following grounds: -
 1. That the decision is not within the powers of the Act; or
 2. That any of the relevant requirements have not been complied with; (relevant requirements means any requirements of the 1990 Act or of the Tribunal's Land Enquiries Act 1992, or of any Order, Regulation or Rule made under those Acts).

1 CONSULTATION UNDERTAKEN OR PROPOSED

1.1. None required for the purposes of this report.

2 TIMETABLE

2.1. N/A

3 FINANCIAL, RESOURCE AND PROPERTY IMPLICATIONS

3.1. There are financial implications for the Council in respect of appeal decisions where costs are awarded against the Council.

4 LEGAL AND STATUTORY IMPLICATIONS

4.1. An Inspector's decision may be challenged in the High Court, within 6 weeks of the date of the decision letter (see above).

5 HUMAN RIGHTS, EQUALITIES AND COMMUNITY COHESION IMPLICATIONS

5.1. None for the purposes of this report.

6 CRIME AND DISORDER IMPLICATIONS

6.1. None for the purposes of this report.

7 RISK MANAGEMENT AND HEALTH AND SAFETY IMPLICATIONS

7.1. See 6.1 above.

8 BACKGROUND PAPERS

8.1. The papers used to compile this report are the Council's Development Control service's Town Planning files relating to the sites referred to above and the agendas and minutes of the Planning Applications Committee where relevant.

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