

<p><b>Report of:</b> Director of Planning and Strategic Transport</p> <p><b>Author:</b> Nicola Townsend</p>	<p><b>Title:</b> Weekly Planning Decisions</p>
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**1. Purpose**

- 1.1 This report provides a list of cases determined (since the last Planning Committee) providing details of the site and description of development (by Ward), whether the case was determined by officers under delegated powers or by Planning Committee/Sub Committee and the outcome (refusal/approval).

**Planning Decisions**

- 1.2 Attached as Appendix 1 is the list of Delegated and Planning Committee/Sub Committee decisions taken between 11<sup>th</sup> May and 22<sup>nd</sup> May 2020.
- 1.4 During this period the service issued 175 decisions (ranging from applications for full planning permission, applications to discharge or vary planning conditions, applications for tree works, applications for prior approval, applications for non-material amendments and applications for Certificates of Lawful Development). 7 applications were withdrawn by applicants (which also appear on the list).
- 1.5 Out of the 175 decisions issued, 29 were refused (16.5%). Therefore the approval rate for last reporting period was 83.5%.
- 1.6 The majority of cases determined during this period were relatively limited in scale and scope. Notable decisions are listed below
- On the 11<sup>th</sup> May 2020, planning permission was refused for the enlargement of the existing building at 96 – 98 Brighton Road to create 9 flats (3 x 1 bed 2person, 2 x 3bed 4person, 1 x 2bed 3person, 2 x 2bed 4person and 1 x 3bed 5person). (LBC Ref 20/00171/FUL). The refusal of planning permission focussed on the unacceptable scale, bulk and design of the proposed extensions and the impact that they would have on the character of the area and the amenities of the adjoining occupiers, a further refusal reason related to the poor standard of accommodation which would have been provided for the future occupiers of the units.
  - On the 15<sup>th</sup> May 2020, planning permission was refused for

extensions and conversion of the property at 191a Green Lane to facilitate its conversion to 3 self-contained flats (LBC Ref 20/00527/FU). The reasons for refusal concentrated on the standard of accommodation provided for the ground floor flat, failure of the application to demonstrate that adequate refuse storage facilities, cycle parking facilities could be provided and highways safety concerns relating to the proposed off street car parking space proposed.

- On the 15<sup>th</sup> May 2020, planning permission was granted for the erection of three buildings comprising 126 residential dwellings (Use Class C3), ranging from two to five storeys together with associated access, car parking, cycle parking, landscaping and associated infrastructure works for the land at Land Rear of 13 to 73 Stafford Road, Duppas Hill Road. It had been resolved to grant this application planning permission at Planning Committee on the 05/12/2020 subject to the prior completion of a section 106 Legal Agreement. The Legal Agreement sought to secure a number of things including Affordable Housing (30%). The Legal Agreement has now been completed and the Planning Permission was issued on the 15<sup>th</sup> May 2020.