
13. HEAD OF LAW REPORT - PLANNING APPEALS (A.1536/AMC)

1. **APPEALS LODGED**

The following appeals have been lodged during this month.

<u>Reference</u>	<u>Details</u>	<u>Method of Appeal</u>	<u>Committee/ Delegated</u>
NP/SM/1020/0992 3278080	Listed Building Consent – Repair, reinstatement and restraint to the east gable of the halls to include use of structural members in the form of reinforcement/straps and bracketry at Alstonefield Hall, Church Street, Alstonefield	Hearing	Delegated
NP/DDD/1220/1144 3288960	Proposed creation of parking area for dwelling from agricultural field at Hillcrest, Stanedge Road, Bakewell	Written Representations	Committee

2. **APPEALS WITHDRAWN**

The following appeal was withdrawn during this month.

NP/SM/1020/0992 3278080 Listed Building Consent now agreed.	Repair, reinstatement and restraint to the east gable of the hall to include isolated use of structural members in the form of reinforcement/straps and bracketry at Alstonefield Hall	Hearing	Delegated
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3. **APPEALS DECIDED**

The following appeals have been decided during this month.

<u>Reference</u>	<u>Details</u>	<u>Method of Appeal</u>	<u>Decision</u>	<u>Committee/ Delegated</u>
NP/DDD/1120/1118 3281312	Double garage and store at Coach House, Slaley, Bonsall	Written Representations	Dismissed	Delegated
The Inspector considered that the proposal would harm the character and appearance of the area and would be contrary to DMC3 of the Development Management Policy and GSP1 and GSP3 of the Core Strategy. The appeal was dismissed.				
NP/HPK/0221/0197 3282831	Conversion of garage to kitchen, construction of single storey rear extension and enlargement of existing structural opening to side extension at Tower Cottage, Moorfield, Glossop	Written Representations	Dismissed	Delegated

The Inspector considered that the alterations to the window in the side gable and the Juliet balcony would detract from the character and appearance of the host property as a non-designated heritage asset. The appeal was dismissed.

ENF 15/0028 3279503	Material change of use of the land and buildings form an architectural salvage and storage yard to a use for the importation, processing and sale of stone and the deposit of waste materials at The Stone Yard, Junction of Stanedge Road and Sheldon Lane, Bakewell	Written Representations	Dismissed and Enf Notice Upheld with Variation	Delegated
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The Inspector considered that the development had an unacceptable harmful effect on the local environment with particular reference to noise and disturbance. It also conflicted with GSP1 of the Core Strategy and DMC14 of the Development Management Policies as well as the NPPF. The Inspector noted that the outdoor yard to the north of the buildings was clearly visible, and that although attempts to screen the machinery etc were taking place, they were not particularly successful as the landscaping was not dense or well established. The appeal was dismissed and the Enforcement Notice upheld with a variation to the time limit for the removal of the deposited waste and silt as well as the plant and machinery.

NP/DDD/0421/0473/ 3279746	Remodel and extension of existing dwelling without complying with a condition attached to planning permission dated 7 th January 2021 at White Edge, The Bent, Curbar	Written Representations	Allowed	Delegated
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The Inspector considered that the condition, which required a smaller window to the master bedroom was not necessary, and if the Authority had considered that a smaller window to be necessary, then it should have sought amended plans during consideration of the application. The appeal was allowed.

NP/DDD/0221/0219 3286390	Building over a garage, rear extension, roof windows, work to garden and boundaries at High Riding, Coggers Lane, Hathersage	Householder	Dismissed	Delegated
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The Inspector considered that although the proposed development would not cause unacceptable harm to the character and appearance of the host property and surrounding area, it would cause unacceptable harm to the living conditions of the neighbours. The appeal was dismissed.

4. **RECOMMENDATION:**

To note the report.