

The Planning Inspectorate

HOUSEHOLDER PLANNING APPEAL FORM (Online Version)

WARNING: The appeal **and** essential supporting documents must reach the Inspectorate within the appeal period. **If your appeal and essential supporting documents are not received in time, we will not accept the appeal.**

Appeal Reference: APP/X5210/D/15/3137892

A. APPELLANT DETAILS

The name of the person(s) making the appeal must appear as an applicant on the planning application form.

Name

Company/Group Name

B. AGENT DETAILS

Do you have an Agent acting on your behalf? Yes No

Name

Company/Group Name

Your reference

C. LOCAL PLANNING AUTHORITY (LPA) DETAILS

Name of the Local Planning Authority

LPA reference number

Date of the application

Did the LPA issue a decision? Yes No

Date of LPA's decision

D. APPEAL SITE ADDRESS

Is the address of the affected land the same as the appellant's address? Yes No

Does the appeal relate to an existing property? Yes No

Address

Is the appeal site within a Green Belt? Yes No

Are there any health and safety issues at, or near, the site which the Inspector would need to take into account when visiting the site? Yes No

E. DESCRIPTION OF THE DEVELOPMENT

Has the description of the development changed from that stated on the application form? Yes No

Please enter details of the proposed development. This should normally be taken from the planning application form.

Erection of single storey rear extension - 6m deep x 3.5m wide x 1.6m to eaves and 3.2m to highest point of roof.

Area of floor space of proposed development (in square metres)

F. REASON FOR THE APPEAL

The reason for the appeal is that the LPA has;

1. Refused planning permission.
2. Refused permission to vary a condition(s).
3. Refused prior approval of permitted development rights.

G. CHOICE OF PROCEDURE

There are three different procedures that the appeal could follow. Please select one.

1. Written Representations

(a) Could the Inspector see the relevant parts of the appeal site sufficiently to judge the proposal from public land? Yes No

(b) Is it essential for the Inspector to enter the site to check measurements or other relevant facts? Yes No

Please explain.

Please refer to the Statement of Appeal 2015/5336/P and our response to Clause 1.3 (i) (ii) (iii) in addition to this we have duplicated the response set out in the Statement of Appeal based on the decision notice which states as follows with our response below and elaborated upon in the Statement of Appeal.

"The proposed extension, by reason of its siting, depth, scale and bulk would result in a dominant addition which would have an unacceptable impact on the living conditions of the adjoining neighbour at 1 Hillfield Road. The proposal therefore fails to comply with Class A of the Town and Country Planning (General Permitted Development) (Amendment) (England) Order 2015. "

From above reasoning it is clearly not the case due to the garden slope up from the house and the fence will be simply replaced with a wall with similar height, also the current view is semi blocked with the metal staircase. A site visit will demonstrate that this is not the case.

The objection comes from the neighbours adjoining the extension and below I am addressing the impact on their flats.

- The garden flat will not have a significant difference due to the topography and the fence height. The wall will simply replace the current fence.

- The two upper flats current view is predominantly of the metal spiral staircase which goes from the garden to the second floor. The extension will not affect their views due to the staircase and in addition they will need to be looking down from their windows to see the extension.

2. Hearing

3. Inquiry

H. GROUNDS OF APPEAL

The grounds are set out in

Have you made a costs application with this appeal?

Yes

No



I. (part one) SITE OWNERSHIP CERTIFICATES

Which certificate applies?

CERTIFICATE A

I certify that, on the day 21 days before the date of this appeal, nobody, except the appellant, was the owner of any part of the land to which the appeal relates;



CERTIFICATE B

I certify that the appellant (or the agent) has given the requisite notice to everyone else who, on the day 21 days before the date of this appeal, was the owner of any part of the land to which the appeal relates, as listed below:



CERTIFICATE C

If you do not know who owns all or part of the appeal site, complete either Certificate C or Certificate D and attach it below.



I. (part two) AGRICULTURAL HOLDINGS

We need to know whether the appeal site forms part of an agricultural holding.

(a) None of the land to which the appeal relates is, or is part of, an agricultural holding.



(b)(i) The appeal site is, or is part of, an agricultural holding, and the appellant is the sole agricultural tenant.



(b)(ii) The appeal site is, or is part of, an agricultural holding and the appellant (or the agent) has given the requisite notice to every person (other than the appellant) who, on the day 21 days before the date of the appeal, was a tenant of an agricultural holding on all or part of the land to which the appeal relates, as listed below.



J. SUPPORTING DOCUMENTS

01. A copy of the application form sent to the LPA.



02. A copy of the LPA's decision notice.



K. OTHER APPEALS

Have you sent other appeals for this or nearby sites to us which have not yet been decided?

Yes

No



L. NOW SEND

Send a copy to the LPA

Send a copy of the completed appeal form, the personal details form and any supporting documents (including the full grounds of appeal) not previously sent as part of the application to the LPA. If you do not send them a copy of this form and documents, we may not accept your appeal.

To do this by email:

- open and save a copy of your forms
- locating your local planning authority's email address:
<https://www.gov.uk/government/publications/sending-a-copy-of-the-appeal-form-to-the-council>
- attaching the saved forms including any supporting documents

To send them by post, send them to the address from which the decision notice was sent (or to the address shown on any letters received from the LPA).

When we receive your appeal form, we will write to you letting you know if your appeal is valid, who is dealing with it and what happens next.

You may wish to keep a copy of the completed form for your records.

M. APPEAL DOCUMENTS

We will not be able to validate the appeal until all the necessary supporting documents are received.

Please remember that all supporting documentation needs to be received by us within the appropriate deadline for the case type. If forwarding the documents by email, please send to **appeals@pins.gsi.gov.uk**. If posting, please enclose the section of the form that lists the supporting documents and send it to PO Box 3035, Bristol, BS1 9AY.

You will not be sent any further reminders.

Please ensure that anything you do send by post or email is clearly marked with the reference number.

The documents listed below were uploaded with this form:

Relates to Section:	GROUNDS OF APPEAL
Document Description:	The grounds of appeal
File name:	Statement of Appeal. 2015 5336 P 03 Nov 2015.doc
Relates to Section:	SUPPORTING DOCUMENTS
Document Description:	01. A copy of the original application form sent to the LPA.
File name:	Application Form.PDF
Relates to Section:	SUPPORTING DOCUMENTS
Document Description:	02. A copy of the LPA's decision notice.
File name:	Final Decision Notice.PDF

PLEASE ENSURE THAT A COPY OF THIS SHEET IS ENCLOSED WHEN POSTING THE ABOVE DOCUMENTS TO US

Completed by MISS NATALIA NOWAK

Date 04/11/2015 11:57:02