

PLANNING COMMITTEE – 22 JUNE 2017

PART 5

Report of the Head of Planning

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Decisions by County Council and Secretary of State, reported for information

- **Item 5.1 – Land to rear of 30 Preston Park, Faversham**

APPEAL DISMISSED

Observations

DELEGATED REFUSAL

The Council's arguments here related purely to the impact on the on the protected copper beech tree which the appellants have previously sought removal off due to the proximity of the tree to their own house. The proposed house is far closer to the tree with its small garden partly under the tree. It seemed to me unlikely that inevitable pressure to remove the tree could be resisted if the house was built, and the Inspector has agreed with this.

The Inspector also agreed with some other points made by neighbours about the form of the development, which I consider to be subjective and specific to the site; and issues which the Council might well have been vulnerable to a costs claim on if it had sought to defend them.

- **Item 5.2 – Harts Holiday Park, Leysdown Road, Leysdown**

APPEAL DISMISSED

Observations

DELEGATED REFUSAL

Full support for the Council's longstanding position regarding the occupation of holiday accommodation.

- **Item 5.3 – Land south of 30 Seaside Avenue, Minster**

APPEAL ALLOWED

Observations

DELEGATED REFUSAL

A disappointing decision, where the Inspector rejected the Council's arguments regarding the impact of the development on the character and appearance of the area.

- **Item 5.4 – Land south east of 1-3 Wells Way, Faversham**

APPEAL DISMISSED

Observations

DELEGATED REFUSAL

A very good decision fully supporting the Council's arguments in terms of the impact on the spacious and open-plan character of the streetscene, and one which has been welcomed by local residents. The Inspector has not, however, found the amenity area too small despite it being smaller than the actual bungalow which, at 79sq m, was itself quite small.