

**PLANNING COMMITTEE – 27 MAY 2021**

**PART 5**

Report of the Head of Planning

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

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- **Item 5.1 – Car Showroom London Road Upchurch**

**APPEAL ALLOWED**

**DELEGATED REFUSAL**

**Observations**

This was recognised by the Appeal Inspector as being a finely balanced case, centred on traffic generation and noise impacts. The Inspector gave weight to the re-use of an existing building and the ability to manage impacts through conditions, and allowed the appeal.

- **Item 5.2 – Land south-west Sittingbourne / Wises Lane Sittingbourne**

**APPEAL ALLOWED AND PART COSTS AWARDED**

**APPEAL AGAINST NON DETERMINATION**

**Observations**

Officers are still reviewing the implications of this case, including seeking legal advice on whether or not there are any grounds to challenge the decision. Full commentary on this decision will therefore be provided at the next meeting.

- **Item 5.3 – Land off Thanet Way Hernhill**

**APPEAL ALLOWED**

**DELEGATED REFUSAL**

**Observations**

A disappointing decision

- **Item 5.4 – 105 Bell Road Sittingbourne**

**APPEAL DISMISSED**

**COMMITTEE REFUSAL**

**Observations**

Although this was dismissed, the Appeal Inspector did not consider that the proposed dwelling would cause any harm to the character, appearance or amenities of the area, or highways safety matters. The application was dismissed solely on the failure to secure a SAMMS payment to mitigate impacts upon the SPA.