

**List of Current Planning and Enforcement Appeals
July 2022**

Public Inquiries

Reference	Address	Proposal and Decision Type	Officer	Key Deadlines	Date of Inquiry	Current Position

Informal Hearings

Reference	Address	Proposal and Decision Type	Officer	Key Deadlines	Date of Hearing	Current Position

Written Representations

Reference	Address	Proposal and Decision Type	Officer	Key Deadlines	Current Position
W/20/2100	22 St Mary's Terrace, Leamington	Lawful Development Certificate for Use of Garages for Commercial Storage Delegated	Rebecca Compton	Questionnaire: 14/10/21 Statement: 11/11/21	Ongoing
W/21/593	Austin Heath Retirement, Village, Gallagher Way, Warwick	Advertisements Delegated	Helena Obremski	Questionnaire: 25/10/21 Statement: 16/11/21	Ongoing
W/21/1736	Garage to the rear of 22 St Marys Terrace, Leamington	Certificate of Lawfulness Appeal: Commercial Storage Delegated	Emma Booker	Questionnaire: 30/1/22 Statement: 28/2/22	Ongoing
W/21/0977	Unit 7, The Mill, Mill Lane, Little Shrewley	Alterations to permission for Conversion to Dwelling including increased Eaves and Ridge heights Delegated	Emma Booker	Questionnaire: 28/2/22 Statement: 28/3/22	Ongoing

W/21/0368	21 Vine Lane, Warwick	Variation of conditions for Planning Permission for 2 Dwellings Delegated	Rebecca Compton	Questionnaire: 28/2/22 Statement: 28/3/22	Appeal Partly Allowed and Costs Claim Refused
<p>The Inspector considered that potential increase in parking demand from the removal of condition 14 (requirement for properties to be ineligible for parking permits) would unacceptably harm the amenity of existing local residents. This harm would result from increased parking stress due to the inconvenience of more constrained on street parking during the daytime, and the associated time required to locate a parking space. He reasoned that the evidence before him does not clearly indicate otherwise. Therefore, condition 14 is necessary in the interests of the amenity of existing residents in the locality, with regard to the convenience of access to on-street parking spaces. Also, in the particular circumstances of this case he was satisfied that condition 14 is reasonable and meets all six tests specified in paragraph 56 of the Framework.</p> <p>The appellant also sought to vary condition 2 of the original permission to address the decking and boundary fence installed in the rear gardens of the appeal dwellings. The Inspector noted that due to Vine Lane being on higher ground than Paradise Street, the boundary fence at the appeal site inevitably appears more dominant than if Vine Lane and Paradise Street were level with each other. He noted the objections raised by local residents in this regard but considered that the fencing achieves a suitable level of privacy for existing occupants of surrounding houses as well as occupants of the appeal scheme without being excessively tall. In addition, he felt the level of the decking is not so high as to unacceptably compromise the privacy of neighbouring occupants.</p> <p>The appellant also sought the removal of condition 10 which requires that the integral garages are not used for any purpose other than for the storage of a private motor vehicle. The Inspector reasoned that, even as originally approved, the internal dimensions of the garages are constrained for regular vehicle parking and no longer comply with the dimensions set out in the SPD. Consequently, condition 10 is not reasonable and can be removed.</p> <p>In regard to the costs claim, the Inspector stated that since he considered that condition 14 was reasonable and necessary, it follows that he could not agree that the Council acted unreasonably or that the appellant was put to unnecessary or wasted expense.</p>					
W/21/1929	23 Leam Terrace, Leamington	Garage with Studio Above Delegated	James Moulding	Questionnaire: 31/3/22 Statement:	Ongoing

				21/4/22	
W/21/1518	8 Offa Road, Leamington	One and Two Storey Extensions Delegated	Millie Flynn	Questionnaire: 7/3/22 Statement: 28/3/22	Ongoing
W/21/2092	22 St Mary's Terrace, Leamington	Conversion and Extension of Existing Garage to Form Dwelling Delegated	Rebecca Compton	Questionnaire: 31/3/22 Statement: 28/4/22	Ongoing
W/21/1622	1 The Chantries, Chantry Heath Lane, Stoneleigh	Gazebo and Fencing Delegated	George Whitehouse	Questionnaire: 29/4/22 Statement: 23/5/22	Ongoing
W/21/1689	123 Windy Arbour, Kenilworth	First Floor Side and Single Storey Rear Extension Delegated	George Whitehouse	Questionnaire: 17/3/22 Statement: 7/4/22	Ongoing
W/22/0047	Fernwood Barn, Fernwood Farm, Rouncil Lane, Beausale	Single Storey Annexe Delegated	George Whitehouse	Questionnaire: 13/5/22 Statement: 3/6/22	Ongoing

W/21/2077	2 Lilac Grove, Warwick	Remodelling of Dwelling Delegated	James Moulding	Questionnaire: 17/5/22 Statement: 7/6/22	Ongoing
W/21/0066	Little Fieldgate, 55 Fieldgate Lane, Kenilworth	2 Storey Dwelling to Replace Bungalow Committee Decision in Accordance with Officer Recommendation	Jonathan Gentry	Questionnaire: 26/4/22 Statement: 24/5/22	Ongoing
W/21/1844	13 Hall Close, Stoneleigh	Various Extensions and Alterations Delegated	Thomas Fojut	Questionnaire: 15/3/22 Statement: 5/4/22	Ongoing
W/21/155	2 Wordsworth Avenue, Warwick	New Dwelling Delegated	Emma Booker	Questionnaire: 7/6/22 Statement: 5/7/22	Ongoing
W/21/0033	Bridge End, 2 Coventry Road, Stoneleigh	Single Storey Rear and Side Extension Delegated	George Whitehouse	Questionnaire: 24/5/22 Statement: 14/6/22	Ongoing
W/21/1572	25 Burns Avenue, Warwick	New dwelling Delegated	George Whitehouse	Questionnaire: 31/5/22	Ongoing

				Statement: 28/6/22	
W/21/1664	Bluff Edge, Barford Road, Barford	Various Extensions and Alterations Committee Decision in Accordance with Officer Recommendation	George Whitehouse	Questionnaire: 24/5/22 Statement: 14/6/22	Ongoing
W/21/2202	29 Red Lane, Burton Green	Single Storey Extensions and Roof Canopy Delegated	James Moulding	Questionnaire: 21/6/22 Statement: 12/7/22	Ongoing
No New appeals					

Enforcement Appeals

Reference	Address	Issue	Officer	Key Deadlines	Date of Hearing/Inquiry	Current Position
ACT 450/08	Meadow Cottage, Hill Wootton	Construction of Outbuilding	TBC	Statement: 22/11/19	Public inquiry 20/12/22	Ongoing
ACT 18/0600	Nova Equestrian, Glasshouse Lane, Lapworth	Construction of Dwelling	TBC	Statement: 12/1/21	Public inquiry 2 days: 23 and 24/8/22	Ongoing

Tree Appeals

Reference	Address	Proposal and Decision Type	Officer	Key Deadlines	Date of Hearing/Inquiry	Current Position