

Appeals Report

Appeal Decisions received between 27/07/2022 and 25/08/2022

PLANNING APPEALS

Total Appeal Decisions Received	2	
Dismissed	1	50%
Allowed	1	50%
Split	0	0%

Householder

Hobblefield Hornells Corner Little Leighs Chelmsford Essex CM3 1QW

Reference	22/00137/FUL
Proposal	Part retrospective application for a front boundary wall and gates.
Appeal Decision	Appeal Allowed - 10/08/2022
Key Themes	Character and appearance
Agreed with CCC on	n/a
Disagreed with CCC on	Boundary enclosure does not appear incongruous and does retain an open aspect.
Costs Decision	None

2 Castlefields Great Leighs Chelmsford Essex CM3 1JW

Reference	22/00464/FUL
Proposal	Single storey Ground floor side extension
Appeal Decision	Appeal Dismissed - 11/08/2022
Key Themes	Unacceptable impact on highway safety; lack of off-street parking provision.
Agreed with CCC on	Impact upon highway safety of the displaced parking.
Disagreed with CCC on	N/A - broadly in agreement in appeal report.
Costs Decision	None

TREES APPEALS

Total Appeal Decisions Received	1	
Dismissed	0	0%
Allowed	1	100%
Split	0	0%

Informal Hearing

12 Blackwood Chine South Woodham Ferrers Chelmsford CM3 5FZ

Reference	20/05226/TPO
Proposal	T2, T3 and T4 Horse chestnut trees - located in adjoining gardens - crown reduce by up to 7m - Reason: Causing excessive shading.
Appeal Decision	Appeal Allowed - 17/08/2022
Key Themes	The amenity value of the three horse chestnuts and the likely effect of the proposed works and, whether sufficient justification has been provided for the proposed works.
Agreed with CCC on	The 7m reduction would cause considerable harm and affect the visual amenity of the trees and to the character and appearance of the area. The reasons for the work do not provide sufficient justification that a 7m reduction is necessary. Agree that a lesser amount to be reduced would be fair and proportionat, and would protect their amenity value and health.
Disagreed with CCC on	None
Costs Decision	None