

Agenda Item 7

Monthly Planning Appeals Performance Update – July 2012

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1. The purpose of this report is two-fold: a) to provide an update on the Council's planning appeal performance; and b) to list those appeal cases that were decided and also those received during the specified month.
2. The Government's Best Value Performance Indicator BV204 relates to appeals arising from the Council's refusal of planning permission and telecommunications prior approval refusals. It measures the Council's appeals performance in the form of the percentage of appeals allowed. It has come to be seen as an indication of the quality of the Council's planning decision making. BV204 does not include appeals against non-determination, enforcement action, advertisement consent refusals and some other types. Table A sets out BV204 rolling annual performance for the year ending 31 July 2012, while Table B does the same for the current business plan year, ie. 1 April 2012 to 31 July 2012.

Table A. BV204 Rolling annual performance (to 31 July 2012)

A.	Council performance		Appeals arising from Committee refusal	Appeals arising from delegated refusal
	No.	%	No.	No.
Allowed	13	(38%)	4 (57%)	9 (33%)
Dismissed	21	62%	3 (43%)	18 (67%)
<i>Total BV204 appeals</i>	34		7	27

Table B. BV204: Current Business plan year performance (1 April to 31 July 2012)

B.	Council performance		Appeals arising from Committee refusal	Appeals arising from delegated refusal
	No.	%	No.	No.
Allowed	4	(40%)	1 (33%)	3 (43%)
Dismissed	6	60%	2 (67%)	4 (57%)
<i>Total BV204 appeals</i>	10		3	7

3. A fuller picture of the Council's appeal performance is given by considering the outcome of all types of planning appeals, i.e. including non-determination, enforcement, advertisement appeals etc. Performance on all appeals is shown in Table C.

Table C. All planning appeals (not just BV204 appeals): Rolling year to 31 July 2012

	Appeals	Percentage performance
Allowed	16	(41%)
Dismissed	23	59%
All appeals decided	39	
Withdrawn	3	

4. When an appeal decision is received, the Inspector's decision letter is circulated (normally by email) to all the members of the relevant committee. The case officer also subsequently circulates members with a commentary on the decision if the case is significant. Table D, appended below, shows a breakdown of appeal decisions received during July 2012.
5. When an appeal is received notification letters are sent to interested parties to inform them of the appeal. If the appeal is against a delegated decision the relevant ward members receive a copy of this notification letter. If the appeal is against a committee decision then all members of the committee receive the notification letter. Table E, appended below, is a breakdown of all appeals started during July 2012. Any questions at the Committee meeting on these appeals will be passed back to the case officer for a reply.

Table D Appeals Decided Between 1/7/12 and 31/7/12

DECTYPE KEY: COMM - Area Committee Decision, DEL - Delegated Decision, DELCOM - Called in by Area Committee, STRACM - Strategic Committee; RECM KEY: PER - Approve, REF - Refuse, SPL - Split Decision; NDA - Not Determined; APP DEC KEY: ALC - Allowed with conditions, ALW - Allowed without conditions, ALWCST - Allowed with costs, AWD - Appeal withdrawn, DIS - Dismissed

DC CASE NO.	AP CASE NO.	DECTYPE:	RECM:	APP DEC	DECIDED	WARD:	ADDRESS	DESCRIPTION
11/00641/VAR	12/00001/COND	DEL	PER	ALC	03/07/2012	SUMMTN	Land To The Rear Of 19 Islip Road Oxford Oxfordshire OX2 7SN	Appeal against imposition of condition 1 of planning application 11/00641/VAR
11/03352/FUL	12/00018/REFUSE	DEL	SPL	DIS	03/07/2012	NORTH	111 Kingston Road Oxford Oxfordshire OX2 6RN	Proposed single storey rear extension, and rear 2nd floor dormer extension. Formation of basement lightwell to front, and insertion of rooflights to side and rear elevations (amended plan)
11/02416/FUL	12/00004/REFUSE	DEL	REF	DIS	24/07/2012	QUARIS	226 London Road Headington Oxford Oxfordshire OX3 9EG	Erection of single storey building for use as annexe to main house

Total Decided: 3

TABLE E Appeals Received Between 1/7/12 and 31/7/12

DECTYPE KEY: COMM - Area Committee Decision, DEL - Delegated Decision, DELCOM - Called in by Area Committee, STRACM - Strategic Committee; RECMND
 KEY: PER - Approve, REF - Refuse, SPL - Split
 Decision, NDA - Not Determined; TYPE KEY: W - Written representation, I - Informal hearing, P - Public Inquiry, H - Householder

DC CASE NO.	AP CASE NO.	DEC TYPE	RECM	TYPE	ADDRESS	WARD:	DESCRIPTION
11/02994/FUL	12/00027/REFUSE	DEL	REF	W	Land Rear Of 82, 84 And 86 Windmill Road Oxford Oxfordshire	HEAD	Erection of two storey building (with accommodation in roof space) comprising of 2 x 2-bed and 2 x 3-bed houses and 1 x 1-bed flat. Provision of bin and cycle storage.
11/03335/FUL	12/00025/REFUSE	DEL	REF	W	Grove House Club Grove Street Oxford Oxfordshire OX2 7JT	SUMMTN	Retention of 3 storey building to former Grove House Club and conversion to 1x4 bedroom house Erection of detached 4 bedroom house.
12/00236/FUL	12/00024/REFUSE	DEL	REF	H	5 Boults Lane Oxford Oxfordshire OX3 0PW	MARST	Erection of two storey side extension following the demolition of existing extension
12/00660/FUL	12/00026/REFUSE	DELCOM	PER	W	Land Rear Of 82, 84 And 86 Windmill Road Oxford Oxfordshire	HEAD	Erection of 2x3 bed dwellings and 1x2 bed dwelling in terraced block, with associated refuse and cycle storage.
12/00764/FUL	12/00023/REFUSE	DEL	REF	W	120 Bulan Road Oxford Oxfordshire OX3 7HX	LYEVAL	Erection of single storey storage building to rear garden

Total Received: 5