

# Report to the Planning Committee

**2<sup>nd</sup> April 2025**

<b>Subject:</b>	Decisions of the Planning Inspectorate
<b>Contact Officer:</b>	Alison Bishop Development Planning Manager <a href="mailto:Alison_bishop@sandwell.gov.uk">Alison_bishop@sandwell.gov.uk</a>

## **1 Recommendations**

- 1.1 That Planning Committee notes the decisions of the Planning Inspectorate as detailed in the attached appendices.

## **2 Reasons for Recommendations**

- 2.1 This report is submitted to inform the Committee of the outcomes of appeals that have been made to the Planning Inspectorate by applicants who were unhappy with the Committee's decision on their application.

## **3. How does this deliver objectives of the Council Plan?**

Growing Up in Sandwell	<p>A great place for Children to grow up and to ensure a brighter future for children and young people.</p> <p>Children and young people in Sandwell are able to grow up in a safe, stable loving home.</p> <p>All children and young people have the same opportunities to achieve their full potential and are supported by adults, including parents and carers, to establish high aspirations.</p>
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<p>Living in Sandwell</p>	<p>Improving the local environment with a focus on cleanliness, ensuring that the community takes pride in its surroundings.</p> <p>Safe and affordable homes.</p> <p>Quality green spaces.</p>
<p>Thriving Economy in Sandwell</p>	<p>The Sandwell Local Plan serves as the blueprint for future development, guiding housing and employment growth while ensuring new infrastructure investments like transport and schools.</p> <p>Good homes that are well connected.</p> <p>Encourage a positive environment where businesses and our community and voluntary organisations are supported to grow; and investment into the borough is maximised, creating job opportunities for local residents.</p>
<p>Healthy in Sandwell</p>	<p>Commitment to fostering a community where every resident has the opportunity to lead a healthy and fulfilling life.</p> <p>Peoples needs for care and support are reduced or prevented through early intervention and prevention programmes.</p> <p>Carers feel supported in carrying out their caring role.</p> <p>Residents are protected from harms to their health and wellbeing.</p>
<p>One Council One Team</p>	<p>Sandwell Council's ethos of 'One Council One Team' reflects a commitment to unity and Collaboration, striving for excellence in serving the community.</p> <p>An outstanding corporate parent, with all of the young people in our care reaching their full potential.</p> <p>All of our residents, including our children and young people, are active participants in influencing change – through being listened to, their opinions are heard and valued.</p>

## 4 Context and Key Issues

- 4.1 Applicants who disagree with the local authority's decision on their planning application may submit an appeal to the Planning Inspectorate. An appeal may also be made where the local authority has failed to determine the application within the statutory timeframe.
- 4.2 Appeals must be submitted within 3 months (householder proposals) six months (commercial developments) of the date of the local authority's decision notice.
- 4.3 Decisions on the following appeals are reported, with further detailed set out in the attached decision notice:-

<b>Application Ref</b>	<b>Site Address</b>	<b>Inspectorate</b>
DC/24/69520	42 Pool Lane Oldbury B69 4QX	Appeal allowed with conditions
DC/24/69701	42 Jonah Drive Tipton DY4 7AP	Dismissed

## 5 Alternative Options

- 5.1 There are no alternative options.

## 6 Implications

<b>Resources:</b>	<p>There are no direct implications in terms of the Council's strategic resources.</p> <p>If the Planning Inspectorate overturns the Committee's decision and grants consent, the Council may be required to pay the costs of such an appeal, for which there is no designated budget.</p>
<b>Legal and Governance:</b>	<p>The Planning Committee has delegated powers to determine planning applications within current Council policy.</p> <p>Section 78 of the Town and Country Planning Act 1990 gives applicants a right to appeal when they disagree with the local authority's decision on their application, or where the local authority has failed to determine the application within the statutory timeframe</p>
<b>Risk:</b>	There are no risks associated with this report.
<b>Equality:</b>	There are no equality implications associated with this report.
<b>Health and Wellbeing:</b>	There are no health and wellbeing implications associated with this report.
<b>Social Value</b>	There are no implications linked to social value with this report.
<b>Climate Change</b>	<p>Sandwell Council supports the transition to a low carbon future, in a way that takes full account of the need to adapt to and mitigate climate change. Proposals that help to shape places in ways that contribute to radical reductions in greenhouse gas emissions, minimise vulnerability and improve resilience; encourage the reuse of existing resources, including the conversion of existing buildings; and support renewable and low carbon energy and associated infrastructure, will be welcomed.</p>
<b>Corporate parenting</b>	None

## **7. Appendices**

APP/G4620/W/24/3354903

APP/G4620/D/24/3357885