

# Planning Committee

## Appeal Decisions

**The following decisions have been made by the Planning Inspectorate on appeals arising from decisions of the City**

Application Number **15/00288/FUL**  
Appeal Site **85 CITADEL ROAD PLYMOUTH**  
Appeal Proposal Alterations and extension to form a single residential unit at level 2  
Case Officer Aiden Murray

Appeal Category  
Appeal Type Written Representations  
Appeal Decision Dismissed  
Appeal Decision Date 10/06/2016

Conditions  
Award of Costs Awarded To

### Appeal Synopsis

This appeal, and the accompanying Listed Building Consent refusal appeal, were both dismissed.

The Inspector agreed with the Council that the proposal would be detrimental to the appearance of the property and the character of the area in general.

It would also be clearly apparent from viewpoints along Citadel Road and from Elliot Street. The Inspector therefore concluded that the proposals would fail to preserve the special architectural interest of the listed building and supported the Council's policy objections.

The Inspector considered the Council's appeal costs claim, submitted on the basis that a similar development at the property had been dismissed on appeal only relatively recently, but decided that the scheme was sufficiently different from the previous scheme to render these latest appeals reasonable.

Application Number **15/00289/LBC**  
Appeal Site **85 CITADEL ROAD PLYMOUTH**  
Appeal Proposal Alterations and extension to form a single residential unit at second floor  
Case Officer Aiden Murray

Appeal Category  
Appeal Type Written Representations  
Appeal Decision Dismissed  
Appeal Decision Date 10/06/2016

Conditions  
Award of Costs Awarded To

### Appeal Synopsis

This appeal, and the accompanying Planning Application refusal appeal, were both dismissed.

The Inspector agreed with the Council that the proposal would be detrimental to the appearance of the property and the character of the area in general.

It would also be clearly apparent from viewpoints along Citadel Road and from Elliot Street. The Inspector therefore concluded that the proposals would fail to preserve the special architectural interest of the listed building and supported the Council's policy objections.

The Inspector considered the Council's appeal costs claim, submitted on the basis that a similar development at the property had been dismissed on appeal only relatively recently, but decided that the scheme was sufficiently different from the previous scheme to render these latest appeals reasonable.