

Implementation Date: 01 September 2023

Template for Requesting Speaking Rights at the Planning Committee

The Protocol for the Operation of the Planning Committee provides for interested person(s) to register to speak on a planning application that is scheduled to be determined at the next meeting of the Planning Committee. This request must be received by the Planning Department no later than 10am on the Monday before the Planning Committee meeting via email account planning@causewaycoastandglens.gov.uk.

Planning Reference	LA01/2023/0339/O
Name	Jason Martin
Contact Details	Tel: Email:
Support or Objection – please tick relevant box	Support <input checked="" type="checkbox"/> Objection <input type="checkbox"/>
<p>Written representation summarising key points to be addressed and supplementary information in support of your case (minimum font size 10 and maximum length two sides of A4 page).</p> <p>The predominant reason for refusal relates to whether the site is bound by development on two sides within the cluster. The planning department agree that the proposal is situated within an existing cluster and that the site could accommodate a dwelling without detrimental impact on the rural character. The planning department have cited appeal 2019/A0214 as the rationale behind their refusal as it mentions in the appeal that the site does not provide a suitable degree of enclosure. We would be of the opinion that the appeal decision is not similar to the proposed site as the main issue seems to be that the site does not provide a suitable degree of enclosure, due to the lack of roadside vegetation, and not due to the road itself. This appeals site also extends a ribbon of development and does not round off the cluster, whereas the case officer has stated in their report that the proposal would not extend a ribbon of development, therefore it surely rounds off the cluster. The planning department have approved a similar application (LA01/2021/1215/F) where there is a wide laneway separating the site from the cluster, yet this was deemed acceptable after the appeal decision cited in the case officers report on this proposal.</p> <ul style="list-style-type: none"> In our opinion the appeal site rounds off the cluster, is bound by development on two sides and most importantly provides a suitable degree of enclosure due to the mature vegetation and topography of the site 	

