

Appeal Decision Report

23rd December 2008 – 21st January 2009

MAIDENHEAD

Appeal Ref.: 08/60091/RE F **Planning Ref.:** 07/01758/CLU **Plns Ref.:** APP/T0355/X/08/2074226

Appellant: Dr E Tucker Court c/o Agent: PJM Architectural Services Ltd 5 The Cuttings
Hampstead Norreys Thatcham Berkshire RG18 0RR

Decision Type: Delegated **Officer Recommendation:** Refuse

Description : Certificate of lawfulness to determine whether the use of the hall as residential is lawful

Location: **Hannah Court Paley Street Maidenhead SL6 3JS**

Appeal Decision: Withdrawn **Decision Date:** 12 January 2009

Appeal Ref.: 08/60120/REF **Planning Ref.:** 07/02722/CPD **Plns Ref.:** APP/TO355/X/08/2079454

Appellant: P S Nutley Linden Boarding Kennels Burchetts Green Road Maidenhead SL6 6QS

Decision Type: Delegated **Officer Recommendation:** Refuse

Description : Certificate of lawfulness to determine whether the proposed detached outbuildings are lawful

Location: **Linden Boarding Kennels Burchetts Green Road Maidenhead SL6 6QS**

Appeal Decision: Dismissed **Decision Date:** 12 January 2009

Main Issue: The Inspector found that whilst the kennel block and runs were physically separated from the dwellinghouse, the functional operation of the boarding kennels and dog grooming business were reliant on the shared use of the dwellinghouse and its immediate surroundings for customer parking, access and reception facilities. The planning unit therefore comprised a mixed use of a dwelling house and commercial use to which there is no class of permitted development that relate, the proposed ancillary outbuildings could not therefore benefit from any GPDO permission.
