

## The Planning Inspectorate

### COMMENTS ON CASE (Online Version)

Please note that comments about this case need to be made within the timetable. This can be found in the notification letter sent by the local planning authority or the start date letter. Comments submitted after the deadline may be considered invalid and returned to sender.

**Appeal Reference: APP/C3430/C/24/3347254**

#### DETAILS OF THE CASE

Appeal Reference

APP/C3430/C/24/3347254

Appeal By

MR PAVANDEEP SINGH

Site Address

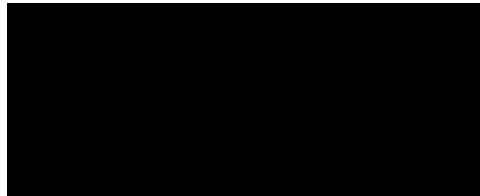
Three Ridings, Radford Lane  
WOLVERHAMPTON  
WV3 8JT

#### SENDER DETAILS

Name

MR STEPHEN LANE

Address



#### ABOUT YOUR COMMENTS

In what capacity do you wish to make representations on this case?

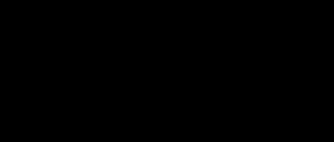
- Appellant
- Agent
- Interested Party / Person
- Land Owner
- Rule 6 (6)

What kind of representation are you making?

- Final Comments
- Proof of Evidence
- Statement
- Statement of Common Ground
- Interested Party/Person Correspondence
- Other

## YOUR COMMENTS ON THE CASE

Stephen Alister Lane



APP/C3430/C/24/3347254  
Three Ridings, Radford Lane,  
Lower Penn,  
Wolverhampton,  
WV3 8JT

I am against the appeal proposals for the following reasons:

I agree with South Staffordshire Council's explanations for refusal in that the garage, 'fails to contribute positively to the street scene' and is 'detrimental to the character and appearance of the area and street scene'.

When it was evident that the original application for a garage in a similar location (21/00863/FUL) would be rejected, Mr Singh informed me he could legitimately build any garage with a temporary wooden structure as long as it was not made from brick, he told me this was permissible.

The current structure was duly built circa June 2023, followed by the submission of a retrospective application for a detached garage (23/00994/FULHH) on 27th November 2023, this showed more than a little disdain for the council planning department.

I worry that if this total disregard for the planning process goes unchallenged a precedent will be set for other home owners in the neighbourhood. If unopposed will we see other garages, carports, sheds, gazebos, summerhouses and workshops erected in front of the principle elevation?

I sincerely hope not.

Prior to the recent extension and renovation Three Ridings had a double garage to the side, this has now been replaced by a new reception room, with hindsight if a garage was so important, maybe it would have been better to keep the original one.

Furthermore, it may have always been my neighbours intention to flout planning rules with regards to this garage as its construction, choice of materials, door, windows etc. do not match the standard of the main house which was renovated to a high standard and looks very impressive.