

PLANNING COMMITTEE

Agenda Item 174

Brighton & Hove City Council

APPEAL DECISIONS FOR THE PERIOD BETWEEN

19/11/2025 - 20/01/2026

Ward	Coldean & Stanmer
Appeal Application Number	APL2025/00083
Address	Fairhaven 17 Park Road Brighton BN1 9AA
Development Description	Erection of single storey rear extension and increase from seven to eight bedrooms at a large house in multiple occupation (Sui Generis).
Appeal Type	Against Refusal
Appeal Decision	Appeal Allowed
Planning Application Number	BH2025/01236
Application Decision Level	Delegated

Ward	Hangleton & Knoll
Appeal Application Number	APL2025/00051
Address	114 Sunninghill Avenue Hove BN3 8JA
Development Description	Retrospective application for the erection of single storey side extension, roof alterations (incorporating hip to gable roof extensions, front rooflights, side windows and rear dormer) and associated works to facilitate sub-division of property into 2no dwellings (C3).
Appeal Type	Against Refusal
Appeal Decision	Appeal Dismissed
Planning Application Number	BH2024/01886
Application Decision Level	Delegated

Ward	Hollingdean & Fiveways
Appeal Application Number	APL2025/00058
Address	269 Preston Drove Brighton BN1 6FL
Development Description	Installation of new shopfront formed online of concrete plinth, new ramp and handrails formed, shopfront sprayed traffic grey RAL 7043, new timber compound to side elevation for trolley storage.
Appeal Type	Against Refusal

Appeal Decision	Appeal Dismissed
Planning Application Number	BH2025/00627
Application Decision Level	Delegated
Ward	Moulsecoomb & Bevendean
Appeal Application Number	APL2025/00084
Address	47 Upper Bevendean Avenue Brighton BN2 4FG
Development Description	Change of use from small house (occupation between 3-6 individuals) in multiple occupation (C4) to large eight-person house in multiple occupation (Sui Generis) including erection of single storey rear extension and roof extension including rear dormer.
Appeal Type	Against Refusal
Appeal Decision	Appeal Allowed
Planning Application Number	BH2025/00800
Application Decision Level	Delegated
Ward	North Portslade
Appeal Application Number	APL2025/00078
Address	Garages to the Rear of 14 - 28 Broomfield Drive Portslade BN41 2YU
Development Description	Demolition of garages and erection of 2no two storey dwellings and 1no single storey dwelling (C3), with associated car parking, access and landscaping.
Appeal Type	Against Refusal
Appeal Decision	Appeal Dismissed
Planning Application Number	BH2024/00493
Application Decision Level	Delegated
Ward	Patcham & Hollingbury
Appeal Application Number	APL2025/00075
Address	32 Wilmington Way Brighton BN1 8JH
Development Description	Demolition of existing garage and erection of a new detached one-bedroom dwellinghouse (C3).
Appeal Type	Against Refusal
Appeal Decision	Appeal Dismissed
Planning Application Number	BH2024/03140
Application Decision Level	Delegated
Ward	Regency

Appeal Application Number	APL2025/00068
Address	Westmoreland Court Goldsmid Road Hove BN3 1QE
Development Description	Prior Approval for the erection of an additional two storeys to provide 2no two-bedroom flats and 2no one-bedroom flats (C3).
Appeal Type	Against Refusal
Appeal Decision	Appeal Dismissed
Planning Application Number	BH2025/00883
Application Decision Level	Delegated
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Ward	Regency
Appeal Application Number	APL2025/00072
Address	46 - 48 Kings Road Brighton BN1 1NA
Development Description	Retrospective application for the display of 2no internally illuminated fascia signs.
Appeal Type	Against Refusal
Appeal Decision	Appeal Dismissed
Planning Application Number	BH2025/00995
Application Decision Level	Delegated
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Ward	Rottingdean & West Saltdean
Appeal Application Number	APL2025/00060
Address	Land to the East of 10 Linchmere Avenue Saltdean Brighton BN2 8LE
Development Description	Erection of a new detached dwellinghouse (C3) with parking, vehicle crossover and associated landscaping.
Appeal Type	Against Refusal
Appeal Decision	Appeal Allowed
Planning Application Number	BH2025/00911
Application Decision Level	Delegated
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Ward	Rottingdean & West Saltdean
Appeal Application Number	APL2025/00062
Address	Land to the East of 10 Linchmere Avenue Saltdean Brighton BN2 8LE

Development Description	Erection of a new detached dwellinghouse (C3) with parking, vehicle crossover and associated landscaping.
Appeal Type	Against Refusal
Appeal Decision	Appeal Dismissed
Planning Application Number	BH2025/00910
Application Decision Level	Delegated
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Ward	Round Hill
Appeal Application Number	APL2025/00069
Address	7 Mayo Road Brighton BN2 3RJ
Development Description	Alterations to the existing building to insert 1no rooflight to the front roof slope and 2no rooflights to the rear roof slope and subdivision of the existing building to create 1no. self-contained flat (C3) at lower ground floor level and alter the layout of the existing small house in multiple occupation (C4) on the upper floors.
Appeal Type	Against Refusal
Appeal Decision	Appeal Allowed
Planning Application Number	BH2025/00195
Application Decision Level	Delegated
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Ward	South Portslade
Appeal Application Number	APL2025/00074
Address	11 Dean Gardens Portslade BN41 2FW
Development Description	Erection of 1no two storey one bedroom dwelling house (C3) with associated landscaping, refuse, recycling & cycle storage and access.
Appeal Type	Against Refusal
Appeal Decision	Appeal Dismissed
Planning Application Number	BH2025/01206
Application Decision Level	Delegated
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Ward	West Hill & North Laine
Appeal Application Number	APL2025/00030
Address	45 Gloucester Street Brighton BN1 4EW
Development Description	Part change of use (retention of Class E) and extension at rear to create 9no residential units (C3), with associated alterations.
Appeal Type	Against Refusal
Appeal Decision	Appeal Dismissed

Planning Application Number

BH2023/02186

Application Decision Level

Delegated

Ward

Westdene & Hove Park

Appeal Application Number

APL2025/00071

Address

Land at Pavement North of Dyke Road/The Upper Drive Junction
Dyke Road
Brighton
BN3 6NT

Development Description

Installation of 20m high telecommunications monopole supporting
6no antennas, 1no dish, 4no equipment cabinets and ancillary works.

Appeal Type

Against Refusal

Appeal Decision

Appeal Allowed

Planning Application Number

BH2025/01132

Application Decision Level

Delegated

Ward

Whitehawk & Marina

Appeal Application Number

APL2025/00066

Address

Spindrift Cottage
3 Roedean Way
Brighton
BN2 5RJ

Development Description

Roof alterations to form additional storey, three storey side extension,
single storey rear extension with rooflights, front extension including
glazed guarding balconies, revised fenestration, landscaping
alterations and associated works.

Appeal Type

Against Refusal

Appeal Decision

Appeal Dismissed

Planning Application Number

BH2025/00989

Application Decision Level

Delegated
