



Appeals: Steering your way around

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Chief Operating Officer

■ Before you submit

(Properly) Try to resolve matters before you appeal



■ Before you submit

If it's a likely inquiry case, tell us it's coming



■ Before you submit

For hearing and inquiry cases, think about your timing



■ When you submit

Don't leave it until the last day, or even week



■ When you submit

Help us to help you by using GOV.UK where possible



The Planning
Inspectorate

■ When you submit

Don't evolve the scheme with amendments



■ When you submit

Keep your argument clear. Keep your evidence tight.



■ When you submit

Present your evidence in a way that makes it easy for the Inspector



■ When you submit

Be sensible about the suggested procedure



■ When we validate

We check we've got what we need



■ When we validate

We sometimes turn appeals away because the original application was flawed



■ When we validate

For most appeal types we choose the procedure



■ When we validate

We triage every appeal, so we allocate it to an inspector with appropriate expertise and experience



■ When the appeal is running

The Inspector then makes most procedural decisions



■ When the appeal is running

The Inspector's status is they sit as a tribunal.

They are guided by the principles of openness, fairness and impartiality.



■ When the appeal is running

The Inspector stands ‘in the shoes’ of the Secretary of State



■ When the appeal is running

In most cases the Inspector (or someone on their behalf) visits the site



■ When the appeal is running

Stick to the deadlines



■ When the appeal is running

**Make the most of any case management conference.
Treat it seriously.**



■ When the appeal is running

Site visits are for the Inspector to familiarise themselves with the context. Remember the protocol!



■ When the appeal is running

Everything is about what the Inspector needs to make their decision. Be guided by them. Listen and help them.



■ When the appeal is running

In a hearing/inquiry, stick to time, listen to what the Inspector is interested in, don't grandstand, don't be aggressive, and remember your role is to help the inspector.



■ When the appeal is running

Costs applications need to demonstrate unreasonable behaviour and additional cost



■ When the appeal is running

If another party has genuinely behaved unreasonably and caused additional costs, then claim. But don't waste the Inspector's time trying to make a point.



■ Making the decision

No, they don't have allowed/dismissed quotas



■ Making the decision

No, there is never any political interference



■ Making the decision

After being trained in something new, Inspectors have their decisions ‘read’ for things like issue coverage and procedure and policy application before issue.



■ After the decision

There's also random 'reading' of decisions for quality assurance and to feed into training



■ After the decision

We can't explain more than what is in the decision. So please don't ask us too!



■ Throughout the process

We can't always tell you what is going on, especially if it would share personal data about the Inspector.



■ **Throughout the process**

Everyone is doing their best. Please be kind.





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