



PLANNING COMMITTEE - 12TH JUNE 2013

SUBJECT: WELSH ASSEMBLY GOVERNMENT DEVELOPMENT CONTROL QUARTERLY SURVEY (JANUARY - MARCH 2013)

REPORT BY: ACTING DEPUTY CHIEF EXECUTIVE

1. PURPOSE OF REPORT

1.1 The purpose of this report is to update Members on development control matters

2. THE REPORT

2.1 Welsh Assembly Government publishes reports on the development control performance of Local Planning Authorities. The data for Caerphilly compared to the Wales average is outlined below.

2.2 Percentage of planning applications determined within eight weeks of receipt:

Jan-Mar 2012 (CCBC/Wales)	Apr-Jun 2012 (CCBC/Wales)	Jul-Sep 2012 (CCBC/Wales)	Oct-Dec 2012 (CCBC/Wales)	Jan-Mar 2013 (CCBC/Wales)
71/70	71/73	72/69	72/71	67/72

The overall performance declined during the last quarter, and was below the national average with Caerphilly nineteenth out of 25 authorities.

2.3 The number of applications received, and percentage of planning applications determined within eight weeks of receipt in relation to application type:

	Jan-Mar 2012 (CCBC/Wales)	Apr-Jun 2012 (CCBC/Wales)	Jul-Sep 2012 (CCBC/Wales)	Oct-Dec 2012 (CCBC/Wales)	Jan-Mar 2013 (CCBC/Wales)
No. of applications received	238	204	196	184	203
Minor %	45/60	55/65	55/60	61/60	41/61
H/holder %	90/82	89/83	85/80	90/84	89/86

2.4 The number of applications submitted in the last quarter followed the recent downward trend, which reflects the current state of the economy. The performance in terms of the percentage of minor applications determined within eight weeks dropped, and would explain the drop in the overall figure reported above in paragraph 2. Clearly this is where efforts to improve must be concentrated. At the time of the preparation of this report, the overall figure for the April to June quarter was 78%. The performance for householder applications continued to be above the Welsh average.

- 2.5 Twenty-six appeals against the Local Planning Authority's decisions were made in the financial year 2012/13. Two were withdrawn; of the remainder 17 or 68% were dismissed. There are no national figures for that year yet, but provisional figures on The Planning Inspectorate's website suggest that the national average will be around 57% of appeals dismissed, i.e. as a percentage, fewer of this Council's decisions were overturned compared to the national average.
- 2.6 Details are set out below of the performance of the enforcement team during the January to March quarter of this year, in dealing with unauthorised development. The performance indicators below attempt to mirror the development control process by imposing two main measures on the enforcement system: the percentage of cases where it is decided within eight weeks what type of action should be taken, and the percentage of cases that are resolved within twelve weeks.

ENFORCEMENT TEAM – FIRST QUARTER 01/01/13 - 31/03/13 () Denotes previous quarter figure	
ENFORCEMENT CASES	
Number of new cases opened	113 (100)
Number and percentage of cases where a course of action has been determined within 8 weeks	88 - 94% (105 - 84%)
Number and percentage of cases where a course of action has been determined, not within 8 weeks	6 - 6% (21 - 16%)
Number of cases closed.	95 (101)
Number and percentage of cases resolved within 12 weeks	42 - 44% (52 - 52%)
Number and percentage of cases resolved, not within 12 weeks	53 - 56% (49 - 48%)
Number of cases open at the end of the quarter	(489) 466
NOTICES	
Number of Enforcement Notices issued / Breach of Condition Notices	9 (8)
Number of Section 215 Notices issued	0 (1)
Number of Planning Contravention Notices issued / Requisition for Information	4/4 (14/16)
PLANNING APPLICATIONS	
Number of planning applications received as a result of investigation.	15 (17)
Number of planning applications determined	0 (10)
Number of applications where conditions have been discharged	26 (56)

Number of pre-application enquiries/permitted development enquiries	7 (22)
Number of expediency reports prepared	24 (17)
Enforcement / Planning Appeals	5/1 (1/1)
Witness Statements / Prosecutions	3/3 (6/1)

2.7 The table includes numerical information that the Local Planning Authority cannot influence, such as the number of complaints received, and performance information such as the speed at which cases are resolved, which can be influenced.

3. EQUALITIES IMPLICATIONS

3.1 There are no specific equality implications arising as a result of this report.

4. FINANCIAL IMPLICATIONS

4.1 There are no specific financial implications arising as a result of this report.

5. PERSONNEL IMPLICATIONS

5.1 There are no specific personnel implications arising as a result of this report.

6. CONSULTATIONS

6.1 None.

7. RECOMMENDATIONS

7.1 That Members note the content of the report.

8. REASONS FOR THE RECOMMENDATIONS

8.1 To inform Members of development control matters.

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