

**REPORT TO THE PLANNING COMMITTEE MEETING OF 5<sup>th</sup> July  
2016**

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**Status:** For information  
**Title:** Development Management Performance Report,  
Quarter 4: 2015/16.  
**Originator:** Adrian Eastwood, Development Planning Manager  
**Where from:** n/a  
**Where to  
next:** For information only

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1 Purpose Report

1.1 This report on Development Management advises the Committee on the performance of the Development Management service for the period 1<sup>st</sup> January 2016 to 31<sup>st</sup> March 2016.

2 Recommendations:

2.1 **That the Committee notes the information contained in the report.**

3 Summary of Reasons for the Recommendations

3.1 To ensure that Committee are kept updated on the performance of the Council's Development Management Service.

4 Impact on Communities

4.1 Development Management and decision-taking is referred to in paragraphs 186 - 206 of the National Planning Policy Framework (NPPF) 2012. This includes determining planning applications.

5 Key Facts

5.1 Performance information is available on HDC TEN Performance Management system. Quarterly returns are also made separately to the Department for Communities and Local Government (DCLG). The DCLG Quarter 4 return for 2015/16 is reproduced at Appendix 1.

Table 1 Performance (from HDC TEN) 1<sup>st</sup> January 2016 – 31<sup>st</sup> March 2016

Indicator	Total number of decisions (a)	Total number of decisions within 8 or 13 weeks or agree other time.	% of decisions within 8 or 13 week target (excluding agreed time extensions) (b/a-c)%.	% target of local performance indicator
Major planning application decisions within 13 weeks (excluding agreed time extensions)	9	7	77.7%	60%
Minor development planning decisions within 8 weeks	55	43	78.1%	65%
Other development planning decisions within 8 weeks	169	143	84.6%	80%

#### 5.1 Planning Appeals

5.1 Appendix 2 shows planning appeal outcomes for the period January 2016 to March 2016 3 of 17 (17.6%) planning appeals allowed. For the year to date 8 of 39 (20.5%) planning appeals allowed.

#### 6. Legal Issues

6.1 There are no direct legal implications arising from the report itself but legal resources are sometimes required to progress individual planning application cases.

#### 7. Resource Issues

7.1 There are direct resource implications of staffing arising from Development Management function. Additional resources via agency staff have been taken on May 2016.

#### 8. Equality Implications

8.1 Planning decisions where relevant take account of The Equality Act 2010.

#### 9. Impact on the Organisation

9.1 Development Management is a statutory function. It is a high profile function with planning committee meetings, for example, often being relatively well attended.

## 10. Community Safety Implications

10.1 Community safety is a material planning consideration.

## 11. Carbon Management Implications

11.1 Managing climate change is a material planning consideration.

## 12. Risk Management Implications

12.1 The effectiveness and integrity of the development management process contributes to sustainable development. In turn this impacts on New Homes Bonus allocations. Planning appeals and costs wards reflect quality of planning decisions.

12.2 Poorly performing local planning authorities may be placed in special measures. If in special measures applicants may choose to bypass the local planning authority and make planning application for Major development directly to the Planning Inspectorate.

12.3 The current threshold to avoid special measures status is taking more than 40% of decision on applications not subject to planning performance agreements, extensions within 13 weeks. *Fixing the foundations: Creating a more prosperous nation* published by HM Treasury (July 2015) says Government will:

- tighten the planning performance regime, so that local authorities making 50% or fewer of decisions on time are at risk of designation
- legislate to extend the performance regime to minor applications, so that local authorities processing those applications too slowly are at risk of designation

## 13. Consultation

13.1 The Portfolio Holder has been notified of this report

## 14. Options Considered

14.1 Development Management is a statutory function that the Council must provide. .

## 15. Background Papers

15.1 *Fixing the foundations: Creating a more prosperous nation* published by HM Treasury (July 2015) <https://www.gov.uk/government/publications/fixing-the-foundations-creating-a-more-prosperous-nation>

**Previous report(s): None**

**Information Issued Under Sensitive Issue Procedure: n/a**

**Ward Members Notified: N**



## Appendix 2 Planning Appeal Decisions

Appeal decisions 2015/16 1<sup>st</sup> January 2016 – 31<sup>st</sup> March 2016.

Reference	Proposal & Address	Decision type	Officer decision / recommendation	Appeal decision
14/01054/FUL	“siting of temporary occupational dwelling (retrospective)”. Langton View Stables, Thorpe Langton Road, East Langton, Market Harborough LE16 7WD	Delegated	Refuse	Dismissed
15/00683/FUL	Demolition of existing bungalow and erection of a two storey dwelling (revised scheme of 15/00092/FUL). 16 Stoughton Lane, Stoughton Leicestershire LE2 2FH	Delegated	Refuse	Dismissed
15/01175/FUL	Balcony to an existing flat roof outside bedroom, 13 Knoll Street, Market Harborough, Leicestershire LE16 9QR	Delegated	Refuse	Dismissed
15/01081/OUT	Construction of one no. dwelling, Land to the rear of The Leasowes, Main Street and fronting onto Western Drive, Claybrooke Parva, Leicestershire LE17 5AF	Delegated	Refuse	Dismissed
14/00880/FUL	1 no. 500kW wind turbine with a tip height of 64m. Land East of London Road, Great Glen	Committee	Refuse	Dismissed
15/00864/FUL	21 Main Street, Great Bowden, Leicestershire LE16 7HB	Delegated	Refuse	Split: part dismissed and part allowed.
15/01491/FUL	Loft conversion with dormers. 90 Leicester Road, Fleckney, Leicestershire.	Delegated	Refuse	Dismissed
15/00749/FUL	Demolition of existing dwelling and erection of new dwelling. Stanford Lodge, Stanford Road, South Kilworth, Leicestershire	Delegated	Refuse	Dismissed

Reference	Proposal & Address	Decision type	Officer decision / recommendation	Appeal decision
15/01344/FUL	Demolition of existing dwelling and erection of replacement dwelling (revised scheme). Stanford Lodge, Stanford Road, South Kilworth, Leicestershire	Delegated	Refuse	Dismissed
15/00531/CLU	Certificate of lawful use or development is sought for conversion of existing flat roof to a pitched roof. Lower Brookhill, Main Street, Peatling Magna	Delegated	Refuse	Allowed
15/01245/FUL	Loft conversion of space above detached double garage. 10 Weare Close, Billesdon, Leicester LE7 9DY	Delegated	Refuse	Allowed
14/01335/FUL	mobile home and erection of replacement building for use for feed preparation and as a shelter (for agricultural workers) in connection with the farming and care of livestock and pursuant with the Certificate of Lawful Use or Development (reference 10/01446CLU) dated 21st March 2011. Touchwood Farm, Bowden Lane, Welham, Market Harborough	Delegated	Refuse	Dismissed
15/01003/HHE	High Hedge Notice, 41 Swingbridge Street, Foxton.	Delegated	Refuse	Dismissed
15/00980/FUL	Single wind turbine measuring 30 m to hub and 45 m to blade tip Land to the east of Gaulby Road, associated with Church Farm, Billesdon	Committee	Refuse	Dismissed
15/01067/OUT	Residential development for up to 32 no dwelling, Land north of Stretton Lane, Houghton on the Hill	Committee	Refuse	Dismissed
15/00711/FUL	The Stables, The Bridleway, Washbrook Lane,	Delegated	Refuse	Allowed

Reference	Proposal & Address	Decision type	Officer decision / recommendation	Appeal decision
	Burton Overy			
15/01579/FUL	Single dwelling on Land at Little End, Bruntingthorpe, Leicestershire	Refuse	Delegated	Dismissed