



Councillor Richard Musgrave - Deputy Leader of the Council

Report to Council on 24 February 2022

1. Development Management

Planning application numbers remain high which is reflected in the planning income.

At the end of December the year income was approximately £1,261,883. If we look at the five years pre Covid the yearly average is around £886,717 for the whole year. The number of decisions also remains high. In a normal year we would deal with around 1300 planning applications and related inquiries however to date between April to December this year we have dealt with around 1191.

In the period between 1st December 2021 to 31st January 2022, 66.7% of major applications (N1 – N6) were determined within the statutory period or agreed extension of time. This equates to 3 determined, 0 within the statutory 13 weeks, 2 within the extension of time period agreed and 1 out of time. These figures are higher than the national designation targets set by the Government for majors which is 60%.

In the period between, 1st December 2021 to 31st January 2022, 72.7% of minor applications (N13 – N18) were determined within the statutory period or agreed extension of time. This equates to 33 determined, 4 within the statutory 8 weeks and 20 within the extension of time period agreed and 9 out of time. These figures are higher than the national designation targets set by the Government for minor applications which is 70%.

In the period between, 1st December 2021 to 31st January 2022, 90.1% of minor others (N20 – N25) applications were determined within the statutory period or agreed extension of time. This equates to 71 determined, 21 within the statutory 8 weeks and 43 within the extension of time period agreed and 7 out of time. These figures are higher than the national designation targets set by the Government for minor applications which is 70%.

In addition to the above during the same period we also dealt with 79 other applications which are not reported to CLG which include the following types of application: HENS (Larger household extensions), Agricultural Prior approvals, Prior Notifications, Telecommunications, Discharge of Conditions, Minor Amendments, Works to Trees, County and other Consultations, Scoping reports and Screening opinions for EIA applications.

We also assessed 10 Permitted Development Enquiries (PD's) and determined 6 Certificates of Lawfulness.

With regard to performance at appeal, in the period between 1st December 2021 to 31st January 2022 a total of 8 were determined of which 1 was allowed and 7 were dismissed. We also received 8 new appeals.

At the 1st February 2022 the Planning Enforcement team had 312 live enforcement cases open. We received 46 new cases and closed 69 within the two months period December 2021 and January 2022. The Planning Enforcement Team also served 5 Enforcement notices, 2 Planning Contravention notices and 1 Temporary Stop notice.

The Public Inquiry for the Hillam Gypsy and Traveller site will commence on the 22nd March 2022 and is scheduled for four sitting days. The Inquiry will be held at the Civic Centre.

2. Planning Policy and Strategy

We continue to make good progress on the Publication version of the Local Plan.

We have undertaken significant work with site promoters to resolve matters relating to the deliverability of sites in order to finalise the allocations which will be included in the Publication Local Plan. Alongside this we have continued dialogue with infrastructure providers such as highways and health providers on requirements to support the new plan. Additional technical work is also being undertaken on flood risk, viability and highways modelling. Work also continues on updating policies in response to comments raised at the Preferred Options stage and to reflect changes to National Guidance.

In January the Executive agreed to recommend to this Council that the consultation on the Publication Version of the Local Plan, which was due to take place in early 2022, should be delayed until June & July to take account of the elections to the new unitary council which will be held on 5th May. A revised Local Development Scheme setting out the revised timescales for the Local Plan will be considered as part of this agenda.

We continue to support the development of a number of Neighbourhood Plans working closely with local groups. The Council will begin consultation on the Publication version of Escrick Parish Council's Neighbourhood Plan on 21 February. The Neighbourhood Plan will then be subject to independent examination.

Officers have recently consulted Ward Councillors on the final drafts of updated Conservation Area Appraisals for Selby Town, Tadcaster, Appleton Roebuck, Brayton, Cawood, Escrick, Hemingbrough, Monk Fryston and Riccall. The appraisals will be presented to Executive shortly.

Officers across the planning service have been working with the Communications Team in developing a series of guides including a short video aimed at helping our customers to find out information about planning proposals in their area and how to use Public Access.

Richard Musgrave

Deputy Leader of the Council