

CABINET MEMBERS REPORT TO COUNCIL

1st September 2022

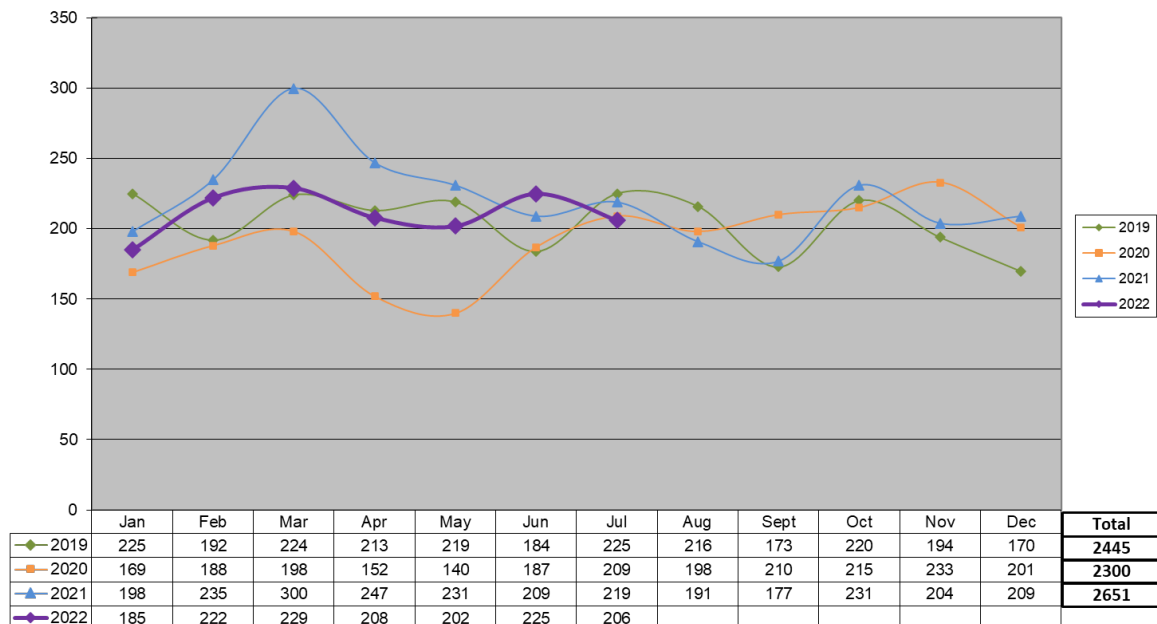
COUNCILLOR RICHARD BLUNT - CABINET MEMBER FOR DEVELOPMENT & REGENERATION

For the period from 2nd July 2022 – 15th August 2022

1 Progress on Portfolio Matters.

Planning and Discharge of Conditions applications received

Planning and discharge of condition applications received



Applications for each month of this year have been consistent so far, although slightly lower than last year for the same period. Despite this, officers are still dealing with high caseloads, with a large number of applications still in the system.

Progress with recruitment

I am pleased to report that officers are making good progress with recruiting to the additional posts approved by Cabinet in June. Interviews are underway for the support staff within the validation team, adverts are out for a range of planners, Principals, Seniors, and Graduates, closing date 31 August. We know it's currently a difficult market to recruit to, and we have used recruitment consultants to aid in this process. Hopefully we will get a good selection of candidates. A wide range of job descriptions have been written for the remainder of the posts detailed in the approved structure and many are going through the job evaluation process. Adverts for these posts will go out in August and September. I will continue to update on progress in future reports.

Major and Minor dwelling applications received comparison

Householder applications have dropped slightly compared to the same period last year, but still higher than the same period in 2019/20.

	1/8/19 – 31/7/20	1/8/20 – 31/7/21	1/8/21 – 31/7/22
No. of Major dwelling applications rec'd	22	27	18
No. of Minor dwelling applications rec'd	358	339	298
No. of Householder applications rec'd	667	900	783

*Minor dwelling applications = up to 10 units

Major dwelling applications = over 10 units

2021/22 performance for determining planning applications 1/8/21 – 31/7/22

	National target	Performance
Major	60%	91.9%
Non – Major	70%	88.8%

Appeal Performance – decisions made by The Planning Inspectorate 1/8/21 – 31/7/22

	Dismissed	Allowed
Planning appeals	23	7
	77%	23%
Enforcement appeals	4	1
	80%	20%

The higher the number of appeals allowed, the more the Planning Inspectorate is going against the council's decisions, so a low figure of appeals allowed (upheld) is clearly preferable. For context the national average for planning appeals allowed annually has previously been around 34%.

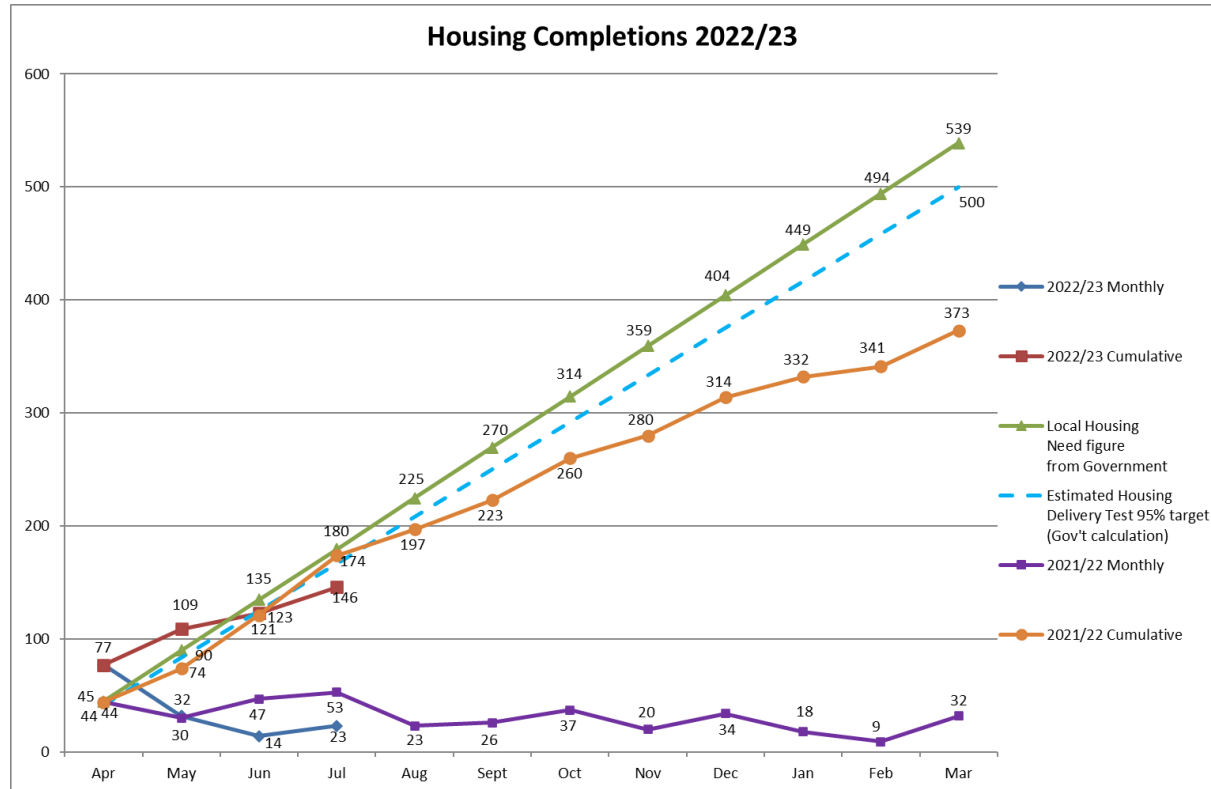
Revenue income 2022/23

Income has significantly exceeded projected for the early part of the financial year 2022/23.

Projected	Actual	Variance with projected
April 22 – July 22	April 22 – July 22	
£390,000	£804,269	+£414,269

Housing Completions

Housing completions are lower than the previous year and below projected, 23 completions in July 2022. Hopefully the good weather we are experiencing will result in more completions as the year progresses.



Parish Council update sessions

The Planning Service will be holding Parish Council update sessions again in October. Parishes have received an email inviting them to attend one of the sessions, limited to 3 members per Parish Council. The first session will be on Wednesday 12th October and the second on Tuesday 18th October, both commencing at 6.00pm in the Assembly Room, King's Lynn Town Hall.

The topics are likely to be the Local Plan, Neighbourhood Plans, Planning Control update and a practical exercise on what is a material consideration when considering and making comments on planning applications.

Local Plan

The examination of the Local Plan is on-going. Our responses to the Inspectors' Questions have now been published on the website. The hearing sessions are still anticipated to take place November/December. The Programme Officer has written to interested parties who made representations at the Regulation 19 stage to ask if they want to appear at the hearing sessions. All the written representations received are being considered by the Inspector so attendance at the hearings isn't necessary.

Neighbourhood Plans

We anticipate submission and Regulation 16 consultation on the Old Hunstanton and Stoke Ferry Neighbourhood Plans within the next few weeks.

The Walpole Neighbourhood Area was designated on the 29 July 2022 and the Parish are already working on preparing a neighbourhood plan.

Officers are working with Walpole Cross Keys and Burnham Market Parish Councils towards preparing their draft neighbourhood plans for consultation.

Officers are working with South Wootton Parish Council regarding a review of their neighbourhood plan.

Community Infrastructure Levy Awards

We received 57 CIL Funding applications between 01/07/2022 & 01/08/2022 totaling £1,027,834.31.

The Spending Panel allocated 49% of the available CIL Funding of £783,134.25 to 41 Community Projects, this included a fund transfer from the Strategic Project Criteria. 16 applications were unsuccessful in this round, due to lack of available funds and low scoring.

Major Projects

- Nora 4 (Nar Valley Park)
 - In Progress
- Parkway
 - Discharging pre-commencement conditions. Expected SoS November 2022, delayed due to discharge of conditions delays.
- Salters Road
 - Contract negotiations with Freebridge still ongoing, delayed due to legal due diligence issues. Main works ready to commence.
- Lynnsport1
 - Planning consent obtained May 2022. SoS expected January 2023.
- Hunstanton Southend Road
 - Works commenced on site May 2022. Completion due November 2023. Works on foundations commenced.
- Hunstanton Bus Station
 - Review ongoing
- Waveney Road
 - Pre-app submitted April 2022 – decision due July 2023 – still awaiting decision
- NORA 5
 - In Progress
- Heacham Toilets
 - Completed prior to Jubilee weekend

Regeneration

Southgate, King's Lynn Update

Following endorsement by the Cabinet here, Norfolk County Council colleagues working with officer's from BCKLWN and consultants WSP, and BDP prepared and submitted a bid the Levelling Up Fund round 2 in the first week in August. I extend my thanks to those involved who worked in a very focussed way to submit the bid in a very tight timescale. In terms of the original plan of work on the Masterplan - we now plan to extend the timeframe of our work with BDP until November. Firstly, they have needed to commit time to support the LUF bid, and secondly there is a case that the masterplan will achieve more if it effectively becomes a development brief – this will help provide guidance on matters including the type of development, guidance on uses, constraints and parameters. The extended timescale will include a period of 4 weeks public engagement in October when there will be a virtual public presentation and Q&A as well as a physical exhibition – details to follow. A final masterplan/ development brief will be completed by mid-November.

Towns Fund Update

News from the Towns Fund officials was received in the first week in August that the project adjustments requests had been approved. At the end of July, the Guildhall and Creative Hub Business Case was submitted with associated documents. We are expecting the outcome from the national Lottery Heritage bid around the 15 September. The 3 remaining business cases for the Multi-user Community Hub, Active and Clean Connectivity, and Riverfront are all progressing and will be submitted between now and October.

A detailed update on progress is shown on the table below:

Project Updates

BUSINESS CASE	BUSINESS CASE SUBMISSION DATE (including full independent assurance and approval)	PROGRESS UPDATE
PROJECT 1 Youth & Retraining Pledge	14/01/22	<ul style="list-style-type: none"> The project is now in full delivery phase (Year 1). All staff recruited and in post. Provider Procurement Framework has been completed and providers contracted. 8 Schools/ FE College engaged. 16 Businesses are engaged in the project.
PROJECT 2 Public Realm	14/01/22	<ul style="list-style-type: none"> Procurement underway Arts Council application for art trail submitted Finger post installation complete Rail Station Street Furniture installation TBC Revised design & build procurement approach underway for Pop up kiosks
PROJECT 3 Multi User Community Hub	30/09/22	<ul style="list-style-type: none"> Exclusivity agreement completed for preferred site acquisition process near completion Detailed initial feasibility completed inc updated costs Consultation complete Project Board established RIBA Stage 1 design completed Extension to business case submission date agreed Project adjustment approved by DLUHC
PROJECT 4 Town Centre Repurposing	Project removed from Town Deal	<ul style="list-style-type: none"> Site visits, building options, valuations and assessment of potential uses ongoing TDB approved project cancellation and reallocation of funds approved by DLUHC
PROJECT 5 Riverfront Regeneration	31/10/22	<ul style="list-style-type: none"> Discussions and due diligence continue with interested parties for Sommerfeld & Thomas site Potential designs and costing work well underway Initial early engagement with various statutory bodies has taken place Comms plan being developed, initial public engagement plan in place Business case preparation continuing at pace Project adjustment approved by DLUHC
PROJECT 6 Active & Clean Connectivity	30/09/22	<ul style="list-style-type: none"> Active Travel Hub; RIBA stage 3 NORA site complete, Emerging RIBA stage 1 – Baker Lane site. Scope revised agreed with Project Board Package of schemes from LCWIP reviewed including Sandline Bridge. NCC liaison on deliverability and recent cost increases – TDB 15/07/22 considered revised LCWIP package. Gyratory scheme removed from TF programme but subject to LUF bid by NCC. Comms Delivery Plan prepared. Engagement held July 2022 Travel Plan engagement June 2022 – further work required Project adjustment approved by DLUHC
PROJECT 7 St George's Guildhall and Creative Hub	15/07/22	<ul style="list-style-type: none"> NLHF stage 1 application decision expected Sept 22. Communications Plan updated for next phase Accountable Body approval of Business Case Final Business case signed off by TDB 15/07/22. Appointment of Senior Project Manager complete. Start 12 Sept 22. Progression of Meanwhile uses of centre. Arts Council CDF round 3 EOI to be submitted. Project adjustment approved by DLUHC. CIO being established.

Meetings Attended (including Teams Zoom and YouTube)

Portfolio Meetings, Development and Regeneration
Planning Committee
Planning Committee Sifting
Regeneration and Development Panel
Corporate Performance Panel
CIL Spending Panel
Cabinet
Cabinet Siting
Cabinet Briefings
Full Council
Various Meetings with Officers
Local Plan Task Group
Town Fund Project Board
Riverfront Project workshop
Norfolk Strategic Planning Forum
CNC Board meeting
QEH Briefing
Joint Panel Meeting
West Norfolk Transport and Infrastructure Steering Group
West Norfolk Property Board
South Gates Project Stakeholders meeting
West Winch Project Stakeholders Group