

## CABINET MEMBERS REPORT TO COUNCIL

17 October 2019

### COUNCILLOR RICHARD BLUNT - CABINET MEMBER FOR DEVELOPMENT

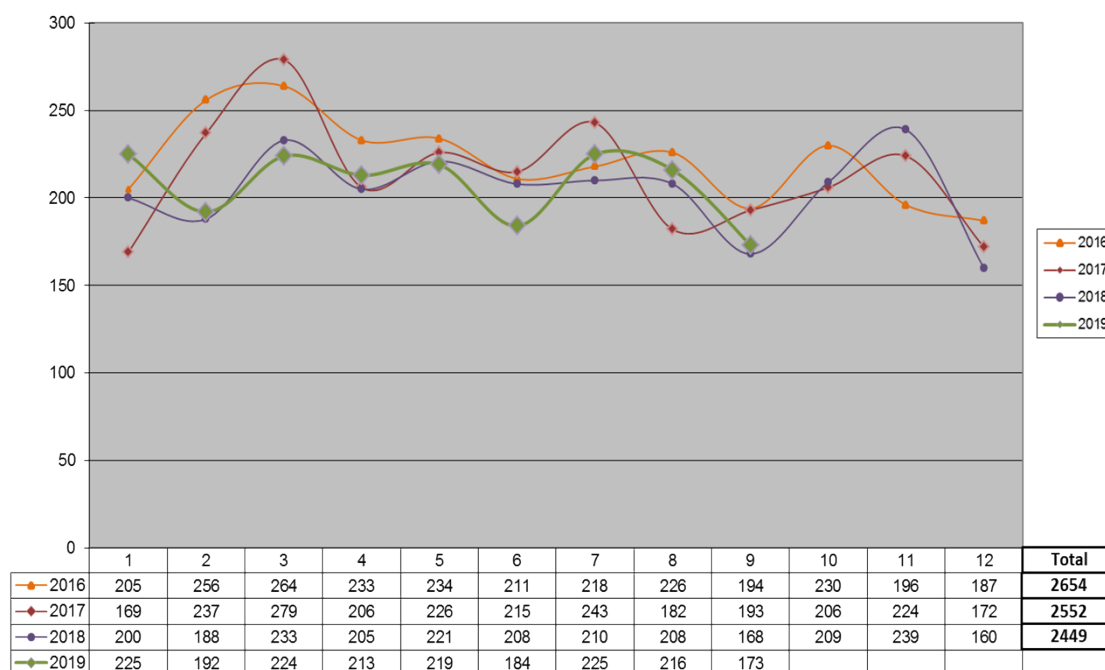
For the period 26 August 2019 to 4 October 2019

#### 1 Progress on Portfolio Matters.

##### Planning Applications

Planning applications received between January and September continues to be consistent with the same period last year, 1841 in 2018 and 1871 in 2019.

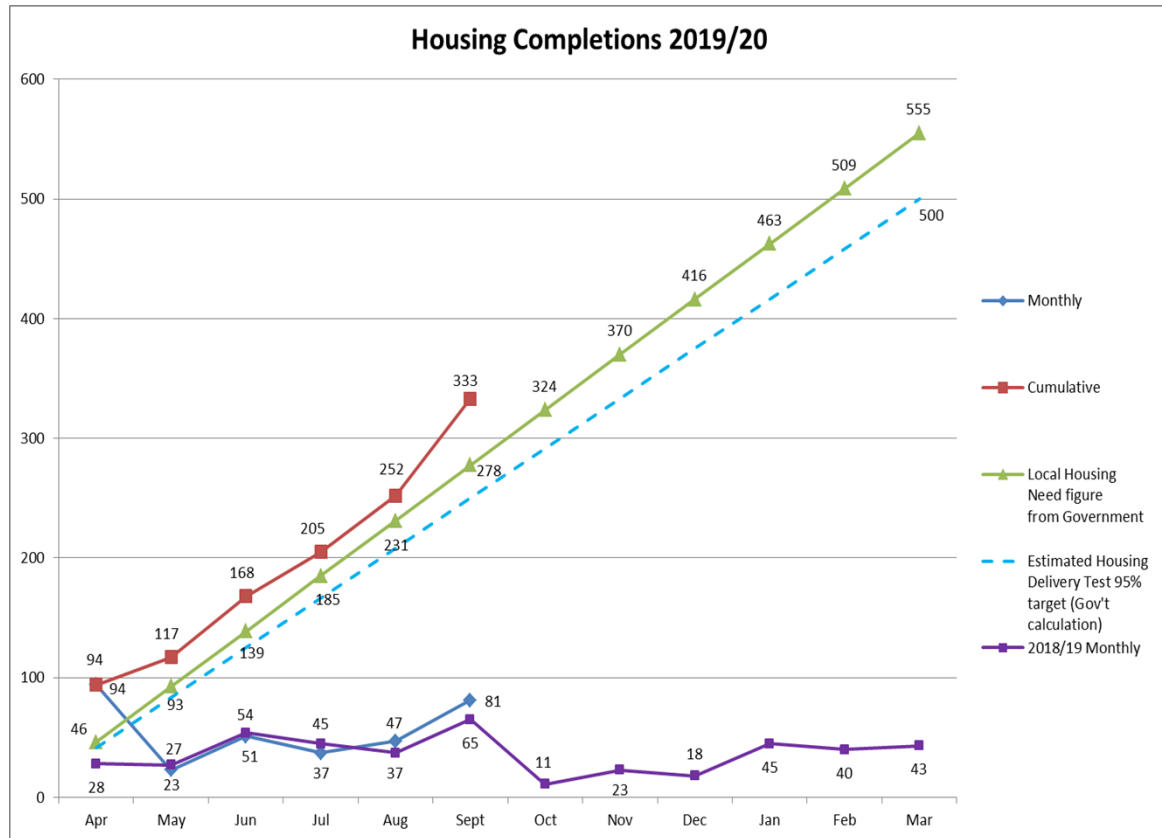
Planning and discharge of condition applications received



Income for the first six months of the financial year is lower than the same period last year, £643,708 in 2018 and £554,026 in 2019. However income is on target against projected income for the year 2019/20.

## Housing Completions

Completions continue to perform well, 81 in September. 333 completions in the first six months, April – September, compared to 256 in 2018, 55 above the projected Local Housing Need figure set by Government.



## Appeal Performance 1/1/19 – 30/9/19

	Dismissed	Allowed
Planning appeals	38	5
	88%	12%
Enforcement appeals	7	1
	88%	12%

The national average figure for planning appeals allowed is around 34%.

## Parish Update

Parish council update and training sessions were held on the afternoon and evening of the 25 September and these were well attended, 80 parish councillors in total. The key areas covered:

- Local Plan
- Neighbourhood Plans
- Community Infrastructure Levy
- Street Naming and Numbering
- Development Control
- Planning considerations – this involved an exercise to determine what is and is not considered to be a material planning consideration when assessing and determining planning applications

## **Planning Appeals – Knights Hill**

An appeal has been received against the refusal of planning permission for 600 dwellings at Knights Hill. The appeal will be heard by way of a Public Inquiry, and the Inquiry is due to take place from 14 -17 January 2020, at the Assembly Room in King's Lynn Town .

## **Local Plan & Housing**

It is important that the Borough Council has an up-to-date Local Plan, maintains a land supply position in excess of the minimum five years 'required, and attempts to pass the newly introduced Housing Delivery Test. Our Housing Delivery Test Action Plan has recently been published and this sets out a series of actions the Borough Council will undertake in an attempt to increase housing supply and delivery, it also sets out our land supply position.

The Local Plan Task Group is continuing to review the topic areas and policies of the emerging Local Plan review. This is in light of the 1,200+ comments which we received from the draft consultation, which took place earlier this year, and the many changes Government has introduced to the planning system through the revised National Planning Policy Framework (NPPF) and associated Planning Practice Guidance (PPG) since the consultation began.

One of the major changes is the introduction of a standard method which local authorities should follow for calculating their Local Housing Need (LHN). For King's Lynn & West Norfolk the need figure is currently 555 new homes per year. This projected over the plan period (2016 to 2036), taking into account the allocations already made (in the current adopted Local Plan, 2016), and completions which have taken place since 2016 and those anticipated to come forward, it looks likely that the Local Plan review will not need to make further allocations of land for housing beyond those already made.

Members, Town/Parish Councils (in particular those preparing a Neighbourhood Plan) have been made aware of this.

However, there may be reasons that allocations are made at specific locations for example to support the overall growth strategy, because a site is brownfield and development of this has the potential to improve the area or a local community want a specific type of development to take place, which can be achieved through their Neighbourhood Plan .

It is important to note that this doesn't mean no further housing development in the Borough. The vital contribution to housing completions that 'windfall' development (housing coming forward on sites not allocated within the Local Plan/Neighbourhood Plans) makes is recognised and this is anticipated to continue coming forward into the future.

## **Meetings Attended**

Portfolio Meetings,  
Planning Committee Training,  
Local Plan Task Group,  
Custom and Self Build Task Group

