

CARLISLE CITY COUNCIL

Report to:- **Development Control Committee**

Date of Meeting:- 29 April 2005

Agenda Item No:-

A4

Public

Policy

Delegated: Yes

Accompanying Comments and Statements

Required

Included

Environmental Impact Statement:

No

No

Corporate Management Team Comments:

No

No

Financial Comments:

No

No

Legal Comments:

No

No

Personnel Comments:

No

No

Impact on Customers:

No

No

Title:-

**DEVELOPMENT CONTROL STATISTICS: OCTOBER –
DECEMBER 2004**

Report of:-

Head of Planning Services

Report reference:-

P.17/05

Summary:-

The Report details the comparative performance of the City Council in dealing with applications for planning permission and other development during the final quarter of 2004.

Recommendation:-

The Report be noted and received.

A Eales

Head Of Planning Services

Contact Officer: Anthea Jones

Ext: 7473

Note: in compliance with section 100d of the Local Government (Access to Information) Act 1985 the report has been prepared in part from the following papers: None

1.0 Introduction

- 1.1 The ODPM has recently released statistical information covering the performance of Local Planning Authorities in England and Wales for the three months from October to December 2004.
- 1.2 The most recent Government release disclosed that in the period from October to December last year the pattern of increasing numbers of planning submissions was maintained. During the period a total of 159,000 planning applications were lodged, the highest total for that particular quarter since 1988 and 3% higher than the corresponding period in 2003.
- 1.3 The number of decisions made in the quarter also increased by 4% compared to a year earlier, with the North West Region increasing by 5% in decisions compared to the same quarter of 2003. This is the largest number decided in this period since 1988. As noted in previous Statistical Releases, the single largest factor that accounts for that increase is the growth in the number of householder applications, which nationally rose from 77,600 to 78,900 in the same corresponding periods in 2003 and 2004. This accounts for over half of all decisions. The number of decisions relating to new dwellings also increased from 19,100 to 21,500 and accounts for 12% of all decisions.
- 1.4 The speed of decision also rose with 77% of all decisions made in the quarter being within 8 weeks, an increase of 6% over the corresponding period in 2003. Decisions made within 13 weeks of receipt rose by 2% to 89%.
- 1.5 Members will be aware that the Government has set "Performance Standards" against which all Authorities can be measured in dealing with "Major", "Minor" and "Other" applications. These targets are instrumental in determining the level of Planning Delivery Grant awarded to each Council. The targets are for 60% of all "Major" applications decided within 13 weeks of receipt, 65% of decisions on "Minor" applications to be made within 8 weeks and 80% of all decisions on "Other" applications to be made within the 8 week period.

- 1.6 In national terms, 55% of decisions on "Major" applications met the target, 67% of applications for "Minor" applications were decided within 8 weeks or less and 83% of "Other" applications were decided within 8 weeks of submission. These represent respectively a 4%, 7% and 6% improvement over the October to December 2003 period. It is notable, however, that 44% of Authorities met the Performance Standard for "Major" applications, 66% achieved the Standard for "Minor" applications and 70% achieved the Standard for "Other" applications.
- 1.7 As regards Carlisle City Council's performance over the period this requires some comment particularly since the Development Control Section was operating at reduced capacity in the quarter, due to the vacancy in the Principal Officer post and prior to the appointment of an Assistant Planning Officer in November. Nonetheless the Council considered more applications in the quarter (372) compared to the same period in 2003 (333) but determination within targets for the "Major" category was considerably lower compared with the corresponding period in 2003 (14% 2004, 67% 2003). The Council's performance increased within the "Minor" category (63% 2004, 59% 2003) and the "Other" category (83% 2004, 77% 2003). Although there was a large reduction in the target on the "Major" applications of 53%, the increase in numbers of applications coupled with the 4% and 6% increase on "Minor" and "Other" applications is still an improvement. The Council decided 37 "Major" applications within the whole year of 2004. Of those 37, 7 were within the October to December period (the period covered by these statistics), resulting in 19% of the total "Major" applications being determined within this statistical period. With this in mind and factors such as many of the majors requiring Section 106 agreements and considerable external consultations involvement often external, this figure is understandable.
- 1.8 The Council's performance over this quarter does not meet the Best Value targets for "Major", "Minor" and "Other" applications. The situation is continually monitored, however, and ways of improving these areas will be considered in the Planning Services Business Plan for 2005/06 and in future reports to this Committee.

2.0 Recommendation

- 2.1 That the report be noted.

A Eales

Head Of Planning Services

Contact Officer: Anthea Jones

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Tables

Table 7 (cont)

Planning Decisions, per cent granted and decided within 8 weeks

Planning authority	Year ending 31 December 2004			October to December 2004			
	Total decisions	Per cent granted	Per cent within 8 weeks	Total decisions	Per cent granted	Per cent within 8 weeks	Percentage of decisions delegated to Officers
CUMBRIA							
Allerdale +	1,423	91	53	373	87	46	94
Barrow-in-Furness	741	92	65	198	89	62	72
Carlisle	1,588	93	75	372	92	76	83
Copeland +	672	93	77	151	95	72	75
Eden +	1,074	85	49	239	91	67	91
South Lakeland +	1,420	93	71	332	93	74	83
DERBYSHIRE							
Amber Valley	1,405	90	74	294	90	81	84
Bolsover	734	90	78	161	94	73	96
Chesterfield	933	94	73	225	89	75	74
Erewash	1,108	84	83	266	80	89	95
High Peak +	1,179	82	68	293	77	82	89
North East Derbyshire +	1,318	88	79	282	90	79	81
South Derbyshire	1,418	88	79	383	86	81	94
Derbyshire Dales +	909	86	75	214	86	74	85
Derby UA	2,060	88	72	519	86	62	89
DEVON							
East Devon	3,032	78	67	724	76	70	88
Exeter	1,295	85	79	299	86	80	94
North Devon +	2,073	87	77	435	85	80	96
South Hams +	2,211	80	81	521	46	86	95
Teignbridge +	2,193	78	86	467	77	86	94
Mid Devon +	1,612	85	64	367	86	66	92
Torridge	1,520	79	62	353	79	71	85
West Devon +	1,012	87	84	217	86	79	89
Plymouth UA	2,193	77	79	558	81	85	93
Torbay UA	1,984	80	82	453	82	78	91
DORSET							
Christchurch	773	78	83	200	78	82	84
North Dorset	1,425	82	66	372	81	68	83
Purbeck	1,036	86	79	255	84	85	88
West Dorset	2,082	88	73	504	83	81	91
Weymouth and Portland	886	88	76	205	86	72	83
East Dorset	1,495	78	71	344	77	73	70
Bournemouth UA	2,238	75	51	562	77	41	96
Poole UA	2,128	80	76	493	79	82	96
DURHAM							
Chester-le-Street	645	92	88	173	88	90	75
Derwentside	997	95	78	240	95	82	71
Durham	1,265	86	87	275	84	89	94
Easington	1,002	91	84	219	89	74	86
Sedgefield	736	90	64	185	90	78	-
Teesdale	548	92	79	111	93	73	85
Wear Valley	846	94	72	224	89	61	94
Darlington UA	1,135	91	77	279	90	81	86
EAST SUSSEX							
Eastbourne	867	92	71	251	92	81	82
Hastings	892	82	85	220	82	85	91
Lewes	1,439	83	88	323	82	88	89
Rother	2,187	79	69	463	76	66	78
Wealden	3,022	83	68	680	80	66	88
Brighton & Hove UA	3,095	75	74	674	76	72	84

NOTES: (1), (2), (3) Where an authority has supplied data for only part of a full year the number of quarters to which the data relate is given in brackets.

Authorities marked '+' include areas within a National Park, but figures are for outside the park area only.

- Indicates that information is not available for the relevant quarter(s).

- Denotes zero.

Table 8 (cont)

Planning Decisions, by development type and speed of decision

Planning authority	Year ending 31 December 2004						October to December 2004					
	Per cent			Per cent			Per cent			Per cent		
	Total major decisions	within 13 weeks	within 8 weeks	Total minor decisions	within 13 weeks	within 8 weeks	Total major decisions	within 13 weeks	within 8 weeks	Total minor decisions	within 13 weeks	within 8 weeks
CHESHIRE												
Chester	50	56	63	387	56	80	15	53	56	104	53	80
Congleton	31	77	51	347	77	57	8	88	82	92	88	94
Crewe and Nantwich	53	70	67	436	67	88	11	64	83	113	64	95
Ellesmere Port and Neston	36	36	65	110	36	79	10	40	52	23	40	80
Macclesfield +	48	63	84	559	63	91	8	75	90	134	75	93
Vale Royal	42	74	79	497	74	91	9	56	69	135	56	82
Halton UA	62	77	92	262	77	95	11	82	87	52	82	93
Warrington UA	84	44	61	452	44	73	21	48	73	107	48	89
FORMER COUNTY OF CLEVELAND												
Hartlepool UA	27	78	71	208	78	82	9	67	66	58	67	79
Redcar and Cleveland UA +	27	56	54	254	56	67	10	60	72	82	60	67
Middlesbrough UA	41	56	74	262	56	84	11	36	76	58	36	86
Stockton-on-Tees UA	70	51	77	359	51	89	14	57	72	72	57	87
CORNWALL												
Caradon	25	60	49	507	60	65	7	86	55	145	86	76
Carrick	48	71	74	622	71	89	8	75	87	144	75	95
Kerrier	27	59	79	614	59	94	8	75	83	121	75	96
North Cornwall	67	58	69	974	58	80	30	60	73	244	60	81
Penwith	28	82	71	652	82	83	12	83	70	172	83	82
Restormel	77	56	72	811	56	84	23	57	73	210	57	83
CUMBRIA												
Allerdale +	44	48	41	475	48	61	8	38	37	162	38	54
Barrow-in-Furness	32	63	52	139	63	70	10	30	43	42	30	71
Carlisle	37	43	65	474	43	81	7	14	63	105	14	83
Copeland +	22	59	69	249	59	85	7	43	52	54	43	87
Eden +	19	47	41	522	47	58	7	43	62	116	43	76
South Lakeland +	22	36	59	412	36	78	5	40	62	99	40	81

NOTES: (1), (2), (3) Where an authority has supplied data for only part of a full year the number of quarters to which the data relate is given in brackets.

Authorities marked '+' include areas within a National Park, but figures are for outside the park area only.

Asiatic indicate that information has not been received for the relevant quarter(s).

- denotes zero.

Summary by Main Classes of Development

North West

Name of County area	Local Planning Authority	Class of Development	Applications on hand at start and end of quarter		Applications received in Quarter		Applications granted in Quarter		Decisions within 8 weeks		Decisions within 13 weeks	
			Start	End	Number	Number	Number	Percent	Number	Percent	Number	Percent
Cumbria	Halton UA	Major Development				11		100	4	36	9	82
		Minor Development				52		96	45	87	48	92
		Other Development				159		90	148	93	153	96
		All Classes	206	205	241	222		92	197	89	210	95
	Warrington UA	Major Development				21		76	5	24	10	48
		Minor Development				107		90	78	73	91	85
		Other Development				458		90	406	89	437	95
		All Classes	640	546	537	586		90	489	83	538	92
	Allerdale +	Major Development				8		63	2	25	3	38
		Minor Development				162		84	60	37	124	77
		Other Development				203		91	109	54	181	89
		All Classes	363	247	280	373		87	171	46	308	83
	Barrow-in-Furness	Major Development				10		70	1	10	3	30
		Minor Development				42		81	18	43	35	83
		Other Development				146		93	103	71	130	89
		All Classes	211	157	157	198		89	122	62	168	85
	Carlisle	Major Development				7		86	0	0	1	14
		Minor Development				105		90	66	63	85	81
		Other Development				260		94	215	83	242	93
		All Classes	331	280	336	372		92	281	76	328	88
	Copeland +	Major Development				7		100	2	29	3	43
		Minor Development				54		89	28	52	42	78
		Other Development				90		98	78	87	85	94
		All Classes	142	130	170	151		95	108	72	130	86

* Number and percentages granted based on rows 1-17 of PS2 form.

* Figures marked '+' are for applications outside National Park only.

