

PLANNING AND ENVIRONMENTAL PROTECTION COMMITTEE	AGENDA ITEM No. 6
6 JULY 2010	PUBLIC REPORT

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REVISED ENFORCEMENT STRATEGY – FOR INFORMATION

RECOMMENDATIONS	
FROM : Head of Planning Services	Deadline date : N/A
It is recommended that the Planning Committee notes the revised Enforcement Strategy.	

1. PURPOSE AND REASON FOR REPORT

- 1.1 The purpose of this report is to inform Committee of the revisions to the Enforcement Strategy.
- 1.2 The Enforcement Strategy is available on the Council's web site at: <http://democracy.peterborough.gov.uk/ecSDDisplay.aspx?NAME=Revised%20Enforcement%20Strategy&ID=325&RPID=146005&sch=doc&cat=12992&path=12992> and copies have been placed in the Members group rooms.

2. BACKGROUND

- 2.1 An Enforcement Strategy is in place so that all those that are engaged in the service know the approach of the service and the standards of service that can be expected to be delivered. The new Enforcement Strategy reflects the new performance targets and revised approach to planning enforcement that has come in to place since the beginning of 2010. The document clearly sets out what our customers can expect from our service in terms of service standards and also gives an overview of the enforcement process.

- 2.2 The key elements of the Strategy are as follows:

a) Strategy Objectives:

- To remedy the undesirable effects of unauthorised development
- To strike a balance between protecting amenity and other interests of acknowledged importance throughout the Authority's area, and enabling acceptable development to take place, even though it may initially have been unauthorised.
- To ensure that the credibility of the planning system is not undermined.
- To carry out all enforcement duties in accordance with the principles of the Enforcement Concordat, particularly with respect to openness, helpfulness, proportionality and consistency.
- To be both reactive and pro-active in the investigation of complaints, particularly to ensure the compliance with Conditions imposed on planning permissions

b) Prioritisation of Enforcement Cases

- Each case is to be assigned to one of 4 priority levels (this being determined by the seriousness of the case)
- Each priority level has a target timescale for investigation assigned to it (very urgent cases = immediate response, urgent cases = 15 working days, non urgent = 25 working days, pro-active cases = investigated as required)

c) Performance Targets

- To provide an excellent enforcement service to the local community.
- To provide a decision making process that is open, transparent and is seen to be fair and just.
- To provide a service that is accessible and meets the needs of users.
- To have effective and efficient enforcement of planning objectives

2.3 The Strategy has been audited and has been found not to be prejudicial in terms of equality or diversity.

3. ANTICIPATED OUTCOMES

3.1 They are as follows:

- More efficient and effective delivery of service
- Clearly set priorities and standards of service
- Improved customer understanding of service

4. ALTERNATIVE OPTIONS CONSIDERED

4.1 The alternative is not to update the Strategy. This is not recommended as a poorer use of resources and a low level of customer understanding would arise.

5. FINANCIAL IMPLICATIONS

5.1 The cost of the document and its implementation can be met from within existing resources.

6. LEGAL IMPLICATIONS

6.1 The Strategy accords with Government enforcement advice and legislation.

7. BACKGROUND DOCUMENTS

Used to prepare this report, in accordance with the Local Government (Access to Information) Act 1985)

7.1 None