

PLANNING AND ENVIRONMENTAL PROTECTION COMMITTEE	AGENDA ITEM 6
8 SEPTEMBER 2015	PUBLIC REPORT

Cabinet Members responsible:	Councillor Hiller, Cabinet Member for Growth, Planning, Housing and Economic Development	
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PLANNING COMPLIANCE QUARTERLY REPORT ON ACTIVITY & PERFORMANCE APRIL TO JUNE 2015

RECOMMENDATIONS	
FROM : Corporate Director of Growth and Regeneration	Deadline date : September 2015
That Committee notes past performance and outcomes.	

1. PURPOSE AND REASON FOR REPORT

It is useful for Committee to look at the Planning Service's planning compliance performance and activity and identify if there are any lessons to be learnt from the actions taken. This will help inform future decisions and potentially reduce costs. This report is presented under the terms of the Council's constitution Part 3, delegations section 2 para 2.5.1.4.

2. TIMESCALE.

Is this a Major Policy Item/Statutory Plan?	NO	If Yes, date for relevant Cabinet Meeting	n/a
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3. QUARTERLY REPORT

3.1 In the first quarter of 2015/16 we received a total of 142 service requests (we usually average 150 cases per quarter). Taking into account the number of cases closed over the period (141 cases) as at 30 June 2015 we had 154 live cases being investigated / in the process of being resolved. The Technical Services Team acknowledged 100% of new service requests within 3 working days this quarter, well above the target of 80%. 94% of initial site visits were made within 7 days of the service request being received, again well above the 80% target. A total of 4 enforcement notices were issued in the quarter. 7 enforcement notices issued in the previous quarter have been complied with. 5 enforcement notices issued in the previous quarter have not been complied with on time. Please refer to the Comments section of the 'Enforcement Notices Due to be Complied With' table in the Appendix to this report which outlines the actions that we will be taking.

Court Action has been agreed to be taken for the failure to comply with an enforcement notice at 221-221B Lincoln Road (14/00314/ENFOTH).

There were no prosecution cases to report this quarter. However there was one notable outcome to report:-

- Land at 161 Northfield Road, Millfield (12/00409/ENFEXT) - Whilst the appeal against the refusal of permission was allowed, compliance action secured a big reduction in the depth of the extension from 8.44 metres to 6.5 metres.

Please see the attached Appendix for further details of the Planning Compliance Team Quarterly Report on Activity and Performance.

4. IMPLICATIONS

4.1 **Legal Implications** – There are no legal implications relating to this report on performance, although the enforcement process itself must have due regard to legal considerations and requirements.

Financial Implications – This report itself does not have any financial implications

Human Rights Act – This report itself has no human rights implications but the enforcement process has due regard to human rights issues.

Human Resources – This report itself has no human resources implications.

ICT – This report itself has no ICT implications.

Property – This report itself has no Property implications.

Contract Services – This report itself has no Contract Services implications.

Equality & Diversity – This report itself has no Equality and Diversity Implications, although the enforcement process has due regard to such considerations.

APPENDIX

INFORMATION ITEM: PLANNING COMPLIANCE TEAM QUARTERLY REPORT ON ACTIVITY & PERFORMANCE – Qtr 1 (Apr –June 2015)

Description	No.	Comments
Complaints Received	142	The number has risen by 4 from the last quarter
Complaints Resolved (cases closed as % of cases received)	141	The number has fallen by 6 from the last quarter
Complaints on Hand/Pending	154/116	Cases on hand has fallen by 5 since the last quarter and the number of cases pending has risen by 3
Enforcement Notices Served		
Type of Notice	No.	Comments
Stop Notice	1	15/00114/ENFACC 16 Eye Road Dogsthorpe Peterborough PE1 4SA
Operational Development Notice	1	13/00011/ENFACC 20 Grange Road West Town Peterborough PE3 9DR
Change of Use Notice	1	15/00066/ENFCOU 8 Elm Street Woodston Peterborough PE2 9BL
Breach of Condition Enforcement Notice	1	15/00114/ENFACC 16 Eye Road Dogsthorpe Peterborough PE1 4SA
Total Notices Served	4	

Enforcement Notices Complied With		
Type of Notice	No.	Comments
Breach of Condition Notice	1	13/00340/ENFACC Southorpe Quarry Main Street Southorpe Stamford
Stop Notice	1	15/00114/ENFACC 16 Eye Road Dogsthorpe Peterborough PE1 4SA
Operational Development Notice	1	14/00480/ENFEXT 40 Farleigh Fields Orton Wistow Peterborough PE2 6
Change of Use Notice	2	14/00239/ENFCOU 2 Cavendish Street Eastfield Peterborough PE1 5EG 14/00240/ENFCOU 4 Cavendish Street Eastfield Peterborough PE1 5EG
Breach of Condition Enforcement Notice	1	15/00114/ENFACC 16 Eye Road Dogsthorpe Peterborough PE1 4SA
Advert Removal Notice (22 days)	1	15/00038/ENFAD New Priestgate House 57 Priestgate Peterborough
Total Notices Complied with	7	

Enforcement Notices Due to be Complied With in the Quarter		
Site	Date Due	Comments
09/00153/ENFACC Picnic Area Adjacent A47 Wansford Peterborough	19.06.2015	Agent to provide revised plan but may seek to prosecute. Discuss with legal to see if it would be in the public interest to prosecute
12/00297/ENFCOU Stables Paradise Lane Northborough Peterborough	04.04.2015	Discuss with legal to see if it would be in the public interest to prosecute.
13/00164/ENFOTH Stables Paradise Lane Northborough Peterborough	17.05.2015	Discuss with legal to see if it would be in the public interest to prosecute at this stage.
14/00274/ENFACC Land To The Rear Of 71 Parliament Street Millfield Peterborough	10.04.2015	Information passed to legal to prosecute – court date awaited. New details of bin store submitted
14/00548/ENFGAR 124 - 126 Gladstone Street Millfield Peterborough PE1	06.0.5.2015	Appeal in Progress
Total	5	

Other Notable Outcomes		
12/00409/ENFEXT 161 Northfield Road Millfield Peterborough PE1 3QF		Whilst the appeal re refusal of permission was allowed, compliance action secured a big reduction in the depth of the extension from 8.44m to 6.5m.
Court Action Agreed		
14/00314/ENFOTH 221 and 221B Lincoln Road Peterborough PE1 2PL	1	Failure to comply with enforcement notice
Prosecutions		
Type of Notice	No.	Comments, including cost awards
None		

Performance Measures			
	Description	% / Time	Comments
	% of cases closed within 8 weeks if No Breach found.	77%	Target of 80%
	Average time (weeks) to resolve all cases closed last quarter.	14 weeks	
LPI	% of complaints acknowledged within 3 working days.	100%	Target of 80%
LPI	% of site inspections carried out within 7 days of acknowledgement.	94 %	Target of 80%

Cumulative Compliance Performance			
Description	Target	This quarter	Yearly average
Enforcement cases closed within 8 weeks if no breach found.	80% within 8 weeks	77%	76.%
Acknowledgement of enforcement complaints.	80% within 3 working days	100%	98%
Enforcement site visits carried out within 7 days of acknowledgement.	80% within 7 days	94%	95%

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