



**Development Control
Committee**

**Thursday, 26 May
2022**

**Matter for
Information**

Report Title: Planning Enforcement Activity Report (2021/2022)

Report Author(s): Chris Glover (Planning Enforcement Officer)

Purpose of Report:	To provide a yearly summary of the Council's planning enforcement activity as the Local Planning Authority (LPA) for 2021/22.
Report Summary:	<p>During the period 1st April 2021 until 31st March 2022, the enforcement activity that has taken place can be summarised as:</p> <p>224 new cases were registered, representing a 23.7% increase on the previous period (2020-2021).</p> <p>19 formal Notices were served, comprising a mixture of Enforcement Notices and Section 215 Notices. This represents an increase of 72.7% on the previous period (2020-2021).</p> <p>Of the Enforcement Notices served, none were appealed.</p> <p>The retrospective applications are estimated to have generated an additional income in excess of £3,000.</p>
Recommendation(s):	That the content of the report be noted.
Senior Leadership, Head of Service, Manager, Officer and Other Contact(s):	<p>Adrian Thorpe (Head of Built Environment) (0116) 257 2645 adrian.thorpe@oadby-wigston.gov.uk</p> <p>Jamie Carr (Planning Policy & Development Manager) (0116) 257 2652 Jamie.carr@oadby-wigston.gov.uk</p> <p>Chris Glover (Planning Enforcement Officer) (0116) 257 2733 chris.glover@oadby-wigston.gov.uk</p>
Corporate Objectives:	Building, Protecting and Empowering Communities (CO1) Growing the Borough Economically (CO2) Providing Excellent Services (CO3)
Vision and Values:	"A Stronger Borough Together" (Vision) Accountability (V1) Respect (V2) Teamwork (V3) Customer Focus (V5)
Report Implications:-	
Legal:	There are no implications directly arising from this report.

Financial:	There are no implications directly arising from this report.
Corporate Risk Management:	Decreasing Financial Resources / Increasing Financial Pressures (CR1) Regulatory Governance (CR6) Economy / Regeneration (CR9)
Equalities and Equalities Assessment (EA):	There are no implications directly arising from this report. EA not applicable.
Human Rights:	There are no implications directly arising from this report.
Health and Safety:	There are no implications directly arising from this report.
Statutory Officers' Comments:-	
Head of Paid Service:	The report is satisfactory.
Chief Finance Officer:	The report is satisfactory.
Monitoring Officer:	The report is satisfactory.
Consultees:	None.
Background Papers:	None.
Appendices:	None.

1. Background

- 1.1 It was agreed that a report by the Council's Planning Enforcement Officer relating to levels of enforcement activity and that a yearly up-date on enforcement activity would be reported to the Development Control Committee annually.
- 1.2 As Members are aware, the Council as a Local Planning Authority (LPA) is monitored on its performance in the determination of planning submissions on a quarterly-basis with the expectation that the Council exceeds targets set by Central Government.

2. Information

- 2.1 During the period 1st April 2021 until 31st March 2022, the enforcement activity that has taken place is as follows:
 - The number of new cases registered in the period is 224, opposed to 181 during the previous period. This represents an increase of 23.7%.
 - In comparison to the previous period (2020-2021) the number of Enforcement Notices served has increased by 72.7%, with 19 notices formally served.
 - The number of cases satisfactorily concluded during this period was 146.
 - Number of active cases has reduced from approximately 270 to 81.
 - During this period a total of 103 initial planning enforcement related enquiries were resolved by the Planning Enforcement Officer. The enquiries were made via direct contact or the DASH system, all of which were dealt within the required period.

- 2.2 A total of 36 active enforcement cases from the period 1st April 2020 to 31 March 2021 were carried into the period 1st April 2021 until 31st March 2022.
- 2.3 In respect of the number of cases currently logged, during the last period a focused approach has resulted in a significant reduction in historical and outstanding cases. Work will continue throughout the period 2022 – 2023 to reduce outstanding cases to an acceptable level.
- 2.4 A pro-active approach taken by the Planning Enforcement Officer during this period continues to generate retrospective planning applications. This has resulted in a 17% increase in retrospective planning applications and non-material amendments. The retrospective applications are estimated to have generated an additional income in excess of £3,000.
- 2.5 During this period no formal complaints were registered against enforcement based issues. This is attributed to a continued customer focus, ensuring regular communications are maintained with all customers.
- 2.6 In respect of the corporate risks identified, these relate to where formal action is taken on which the person(s) who are served with notices have a right of appeal. Where this right of appeal is acted upon, there would be the potential for an award of costs against the Council. This is mitigated against, as far as practicable, by continuing to work in a professional manner alongside Legal Officers to minimise the potential for awards against the Council.