

Title of Paper	Planning Activity Report 1 April 2017 to 31 March 2018
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Purpose of Paper and Executive Summary	
This report is presented to planning committee informing members on planning performance covering the period 1 April 2017 to 31 March 2018. This report is therefore the final report for the year. Future reports will be provided on a monthly basis.	
EDC Business Plan and KPIs	Planning and delivery performance is one of the priority areas for the EDC in relation to the Business Plan and KPIs which align with National Performance requirements for the delivery of planning applications.
Recommendation	FOR INFORMATION The Committee is invited to NOTE the information
Annexes	Annex A – Applications Annex B – Planning Application Fees
Delegation	Not applicable

1. Background

- 1.1 The Ebbsfleet Development Corporation, as a Local Planning Authority, has a requirement to collect and submit data to the Ministry of Housing, Communities and Local Government (MHCLG) on the time taken to determine planning applications and the quality of decisions.
- 1.2 In November 2016 new Planning Performance Criteria was published establishing threshold levels and assessment periods that will be used during 2017 and 2018. These came into force in January 2017. The 2018 thresholds are: -
 - Major Developments: to determine 60% of applications within 13 weeks.
 - Non-Major Developments: to determine 70% of applications within 8 weeks.

- 1.3 The published criteria also set out requirements for the quality of decisions. This is assessed via the number of applications overturned at appeal identifying a 10% threshold.
- 1.4 Falling short of the threshold levels could result in the EDC being designated as an underperforming authority.

2. Statistics

- 2.1 Annex A contains a series of charts showing data concerning the determination of planning applications.
- 2.2 Figure 1 shows the number of applications received and determined for the year by quarter. During the period 1 April 2017 to 31 March 2018 the Corporation received 98 planning applications. During this same period, the Corporation determined 56 planning applications.
- 2.3 Applications can be subject to a bespoke determination timescale which is agreed between the applicant and the local planning authority. These can be in the form of a Planning Performance Agreement (PPA) or a Planning Extension Agreement (PEA).
- 2.4 Figures 2 & 3 show performance against the statutory national target for major and non-major applications for the year, per quarter.

The overall performance for this last quarter 1 January 2018 to 31 March 2018 is:

- 'Major application' within time or within time agreed is 100%. Target is 60%.
- 'Non-major applications' within time or within time agreed is 100%. Target is 70%.

Therefore the overall yearly performance target for each threshold is:

- 'Major application' within time or within time agreed is 92%.
- 'Non-major applications' within time or within time agreed is 96%.

- 2.5 The EDC has not received any planning appeals.

3. Advice and analysis

- 3.1 This report is submitted for information and enables planning committee to monitor the work of the planning team.

4. Financial and legal implications

- 4.1 Planning income for 2017/2018 is £324,944.00. Annex B, Figure 1 shows the planning application fees received.

The quarterly breakdown is given as follows:

- Apr-Jun 2017 = £49,054
 - Jul – Sep 2017 = £114,320
 - Oct – Dec 2017 = £92,157
 - Jan – Mar 2018 = £69,413
- 4.2 If the Local Planning Authority is designated as non-performing then applicants would have the choice of submitting applications to the Planning Inspectorate, which would include the fee. This would not only take control away from the LPA but would reduce income.
- 4.3 There are no legal implications arising directly from this report.

5. Recommendations

- 5.1 This report is submitted for information to assist the committee in monitoring Development Management activity and therefore there are no recommendations for the committee to consider.

Annex A: Applications

Figure 1: Number of applications received and determined 1 April 2017 to 31 March 2018 by quarter

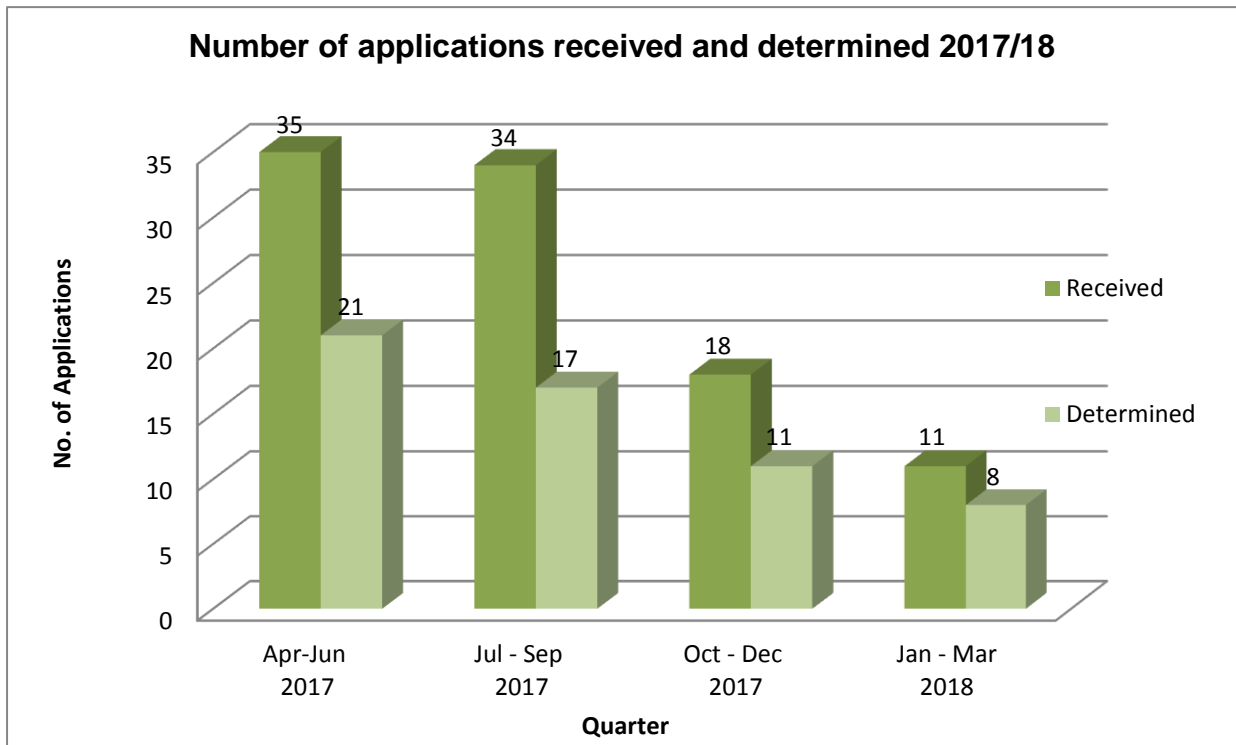


Figure 2: Percentage of major applications determined against performance target 1 April 2017 to 31 March 2018.

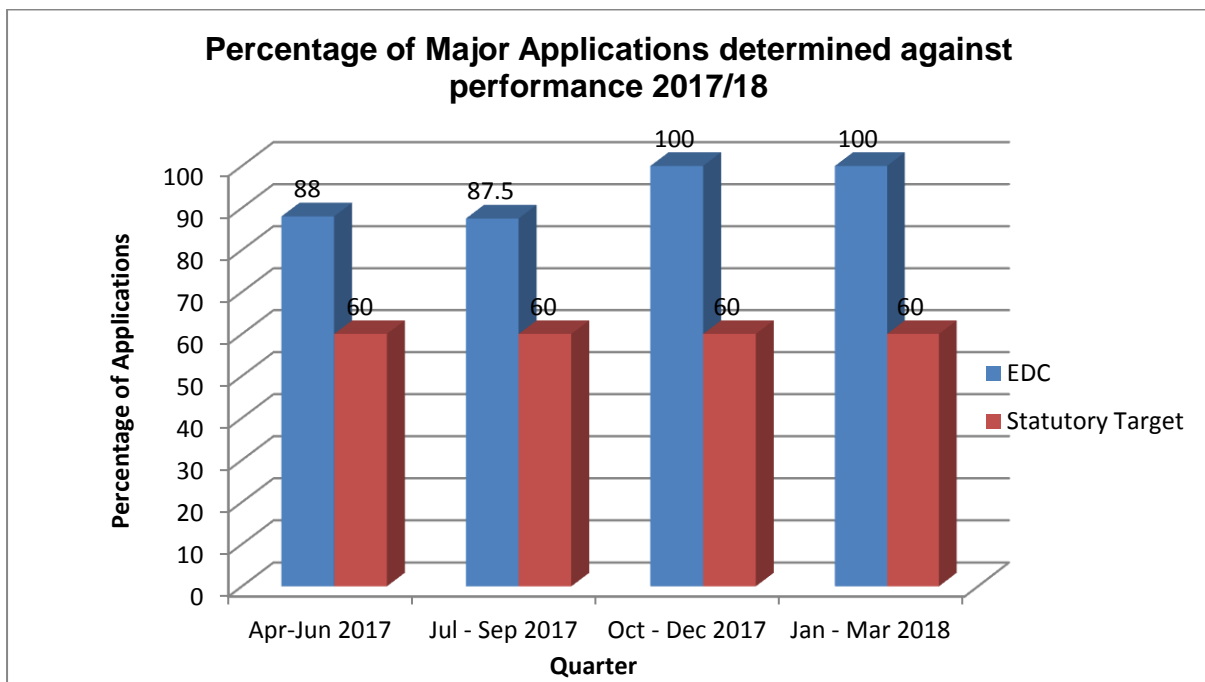
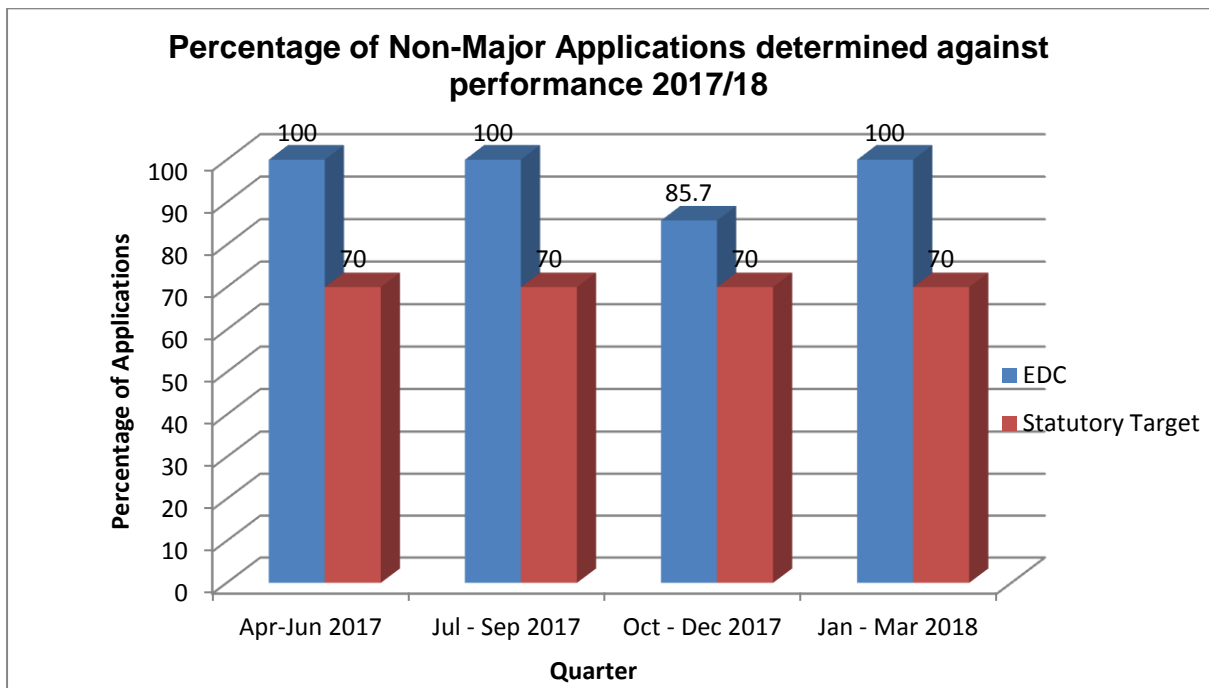


Figure 3: Percentage of non-major application determined against performance target 1 April 2017 to 31 March 2018.



Annex B: Planning Fees

Figure 1: Planning application fees received 01 April 2017 to 31 March 2018 by quarter.

