

Subject:	Quarter 1 and 2 Report	Status:	For Publication
Report to:	Development Control Committee	Date:	9 th October 2013
Report of:	Licensing and Enforcement Manager	Portfolio Holder:	Customers, Legal and Licensing
Key Decision:	<input type="checkbox"/> Forward Plan <input type="checkbox"/>	General Exception <input type="checkbox"/>	Special Urgency <input type="checkbox"/>
Equality Impact Assessment:	Required:	No	Attached: No
Biodiversity Impact Assessment	Required:	No	Attached: No
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1.	RECOMMENDATION(S)
1.1	Members are advised to note the report contents.

2. PURPOSE OF REPORT

- 2.1 To provide elected members with an update on current planning enforcement action. This report will focus on updating members with the details relating to the current number of open planning enforcement files, the different stages of any enforcement action paying particular attention to any details relating to enforcement notices issued and appeals.

3. CORPORATE PRIORITIES

- 3.1 The matters discussed in this report impact directly on the following corporate priorities:
- **Regenerating Rossendale:** This priority focuses on regeneration in its broadest sense, so it means supporting communities that get on well together, attracting sustainable investment, promoting Rossendale, as well as working as an enabler to promote the physical regeneration of Rossendale.
 - **Responsive Value for Money Services:** This priority is about the Council working collaboratively, being a provider, procurer and a commissioner of services that are efficient and that meet the needs of local people.
 - **Clean Green Rossendale:** This priority focuses on clean streets and town centres and well managed open spaces, whilst recognising that the Council has to work with communities and as a partner to deliver this ambition.

4. RISK ASSESSMENT IMPLICATIONS

- 4.1 All the issues raised and the recommendation(s) in this report involve risk considerations as set out below:
- The Council has a statutory duty to investigate planning contraventions. Failure to regulate in this area will likely result in lack of confidence in the Development Control Service.

5. BACKGROUND AND OPTIONS

- 5.1 The Council's Planning Enforcement Policy was formally adopted in March. Several amendments were made to the policy prior to adoption in response to comments received during the consultation period, including the addition of a specific section on historic building enforcement. The adopted policy will remain in place for 5 years, and has been uploaded to the Council website for public information.

- 5.2 The details in this report cover the six month period 1st April 2013 to 30th September 2013.
- 5.3 Members are to note that there are a number of open complaints about potential breaches of Planning Regulations from previous months and years relating to contraventions of planning control. The number of ongoing complaints at 30th September 2013 is 220.
- 5.4 During quarters 1 and 2, 76 new complaints have been received.
- 5.5 Members are further advised that there are a number of enforcement notices currently in force from previous months.
- 5.6 During this period, 4 new Enforcement Notices were issued. The details of these notices can be found at Appendix A.
- 5.7 Six planning enforcement appeal decisions were received during Quarters 1 and 2 of 2013-2014 from the Planning Inspectorate. Further details of these decisions are included in Appendix B.
- 5.8 During the six month period from 1st April – 30th September 2013, planning enforcement action has generated £5,938 for the Planning Department due to the submission of 18 retrospective planning applications and applications for discharge or variation of conditions.

COMMENTS FROM STATUTORY OFFICERS:

6. SECTION 151 OFFICER

- 6.1 There are no specific financial implications

7. MONITORING OFFICER

- 7.1 The Council must make a decision based on all relevant information and following consideration of all relevant Council policies.

8. POLICY IMPLICATIONS AND CONSULTATION CARRIED OUT

- 8.1 None.

9. CONCLUSION

- 9.1 This report details action taken by the Licensing and Enforcement Unit.

Background Papers	
Document	<i>Place of Inspection</i>
Details of notices issued in Quarters 1 and 2 of 2013-14	<i>Appendix A - attached</i>
Details of enforcement appeal decisions received	<i>Appendix B - attached</i>