

CYNGOR SIR POWYS COUNTY COUNCIL.

Planning, Taxi Licensing and Rights of Way Committee

22nd February 2023

REPORT AUTHOR: Professional Lead - Planning

**REPORT TITLE: Development Management Performance – Quarter 3
(Oct – Dec 2022)**

REPORT FOR: Information

1. Purpose

1.1 To provide the Committee with a quarterly update on the workload and performance of Development Management (planning applications and planning enforcement).

2. Workload and Performance

2.1 This report details the performance for Quarter 3 - October and December 2022 and utilises the statistical information and headline performance indicators that are reported to Welsh Government every quarter.

2.2 Total number of applications received and determined in quarter (all types of application):

	Received	Granted Permission	Refused Permission	Total Determined
Total Q3	341	242	15	322

2.3 Number of planning applications (all types) received, carried forward, withdrawn, transferred and determined during the quarter

	Number
Carried forward from previous quarter	634
Received during the quarter	341
Determined during the quarter	322
Withdrawn by applicant during the quarter	32
Authority has declined to determine (i.e transferred)	0
Carried forward to the next quarter for determination	621

Commentary: At the start of Q3 in October 2022, there were 634 applications (all types) pending determination and by the end of the quarter this had reduced to 621. This compares to a total of 672 applications at the start of Q1 in April 2022.

2.4 Average time taken to determine planning applications:

	Days
Average time to determine major applications Q3	461.0
Average time to determine all applications Q3	118.0

Commentary: A total of 9 major applications were determined within the quarter and determination periods ranged from 100 days to just over 1000 days which related to an approved reserved matters application for a housing development in Built Wells which had been impacted by the nutrient (phosphate) restrictions affecting the River Wye SAC catchment. Also included in this was the decision by the Minister for Climate Change for the called-in application relating to the construction of a crematorium.

The average time to determine all applications – which includes the major applications - sits just outside Welsh Government's fair category (between 67-112 days), although 233 (out of a total 322) applications were determined in 112 days or less.

2.5 Percentage of all applications determined within time periods required:

Percentage of all applications determined within time periods required	92.83%
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Commentary: This performance sits within Welsh Government's good (highest) category which is set at 80% and includes any time extensions agreed by the applicant in order to allow the applicant the opportunity to remedy the application.

2.6 Percentage of "major" applications determined within time periods required:

Percentage of major applications determined within time periods required	88.9%
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Commentary: This performance sits within Welsh Government's good (highest) category which is set at 60% and includes any time extensions agreed by the applicant order to the allow the applicant the opportunity to remedy the application.

2.7 Percentage of appeals dismissed:

Percentage of appeals dismissed	67%
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Commentary: This performance sits within Welsh Government's good (highest) category which is set at 66%. During the quarter, 2 out of 3 planning appeals were dismissed by Planning and Environment Decision Wales.

2.7 Enforcement cases investigated and positive action taken

	Number
Number of cases investigated in 84 days or less	32
Number of cases investigated in more than 84 days	10
Total number of enforcement cases investigated	42
Average time taken to investigate enforcement cases, in days	135.0

3. Recommendation:

To receive and note the workload and performance data for development management for the quarter 3 (Oct – Dec) reporting period for 2022-23.

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