

Report to Planning Committee

Subject: National Planning Practice Guidance

Date: 25th June 2014

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1. Purpose of the Report

To inform Members of the new Planning Practice Guidance.

2. Background

On 6 March Nick Boles, Minister for Planning, announced the launch of the new Planning Practice Guidance ('PPG'). It follows a review of planning policy guidance begun in October 2012. A list of the guidance and other documents that have been cancelled is attached as Appendix A to this Report.

The PPG will work alongside the National Planning Policy Framework (NPPF). The NPPF sets out Government's Planning Policy on a range of matters including Green Belt, Economic Development and the provision of Housing. The PPG provides guidance on how these policies should be applied and how applications should be assessed. It also provides guidance on some of the evidence documents required by the NPPF such as the Strategic Housing Land Availability Assessment.

The introduction to the PPG states:

'The Coalition Government is committed to reforming the planning system to make it simpler, clearer and easier for people to use, allowing local communities to shape where development should and should not go. Planning should not be the exclusive preserve of lawyers, developers or town hall officials.'

'We are also committed to ensuring that countryside and environmental protections continue to be safeguarded, and devolving power down not just to local councils, but also down to neighbourhoods and local residents.'

Unlike previous guidance it is not a document as such but exists as a web based resource that will be kept under regular review and updated as necessary. The

PPG covers a large range of different topics from how to prepare Local Plans and determine planning applications to how the Tree Preservation Order regulations should be applied. A full list of the topics covered by the PPG and a brief summary of the topics covered by the PPG is attached as Appendix B to this Report.

Given the range of topics covered it is not possible to review the entire PPG in this report. Officers will review the PPG and ensure that Members are provided the detail of Guidance on specific topics at the relevant time.

The PPG can be accessed via the web address below:

<http://planningguidance.planningportal.gov.uk/>

3. Proposal

It is proposed that Officers review the PPG and ensure that Members are provided the detail of Guidance on specific topics at the relevant time. This may be as part of the committee report on an application. Certain topics may also be covered through Member training sessions.

4. Resource Implications

No direct costs but more Officer time will be required to review the PPG in detail. The detailed review may identify where changes to our current approach are required which have resource implications. The detailed review will be carried out through the determination of applications which raise issues covered by the guidance or through preparing the next draft of the Local Planning Document.

5. Recommendation

It is recommended that Members:

- a) Note the contents of this Report
- b) Identify any topics from the PPG to be covered by Member Training.

6. Appendices

Appendix A – List of Cancelled Guidance

Appendix B – Summary of PPG Topics