
Planning Performance Information Quarter Two (1 July 2024 – 30 September 2024)

Responsible Portfolio Holder	Councillor Kit Taylor
Responsible Head of Service	Ruth Bamford

1.0 Purpose of Report

- 1.1 To receive an item of information in relation to planning performance and the outcomes of recent planning appeal decisions. Officers will answer any related questions at the meeting as necessary.

2.0 Recommendation

- 2.1 The Committee is asked to **RESOLVE** that this item of information is noted.

3.0 Report

- 3.1 This report provides details on the determination timescales for planning applications and planning appeals at Bromsgrove District Council when tested against the Government set timescales. This paper seeks to provide Members with a quarterly breakdown where applicable. Appendix One to this report contains a list of planning appeals determined in the relevant quarter.

4.0 Planning Statistics

- 4.1 On a quarterly basis, Local Planning Authorities supply information to the Ministry of Housing, Communities and Local Government (MHCLG) on planning application type, volume, the speed of determination and other matters such as the number of planning Enforcement Notices, Breach of Condition Notices, Certificates of Lawfulness and Notification applications. The Government then use this information to publish planning performance data for each Local Authority that assesses the speed of decision making and the quality of decision making for major and non-major applications.
- 4.2 The Ministry of Housing, Communities and Local Government publishes the document 'Improving Planning Performance'. This sets out that a local planning authorities' performance is based on two measures, that of the speed and the quality of their decisions on planning applications for major and non-major development. The document sets out the relevant performance targets and the concept of being designated if targets are not met. It also sets out that the assessment periods have traditionally been over a 2-year period (with a 9-month lag for the quality measure to enable the processing of associated appeals).
- 4.3 In December 2024, the Government updated its criteria document. The updated document retains the same performance thresholds but confirms the new assessment periods which includes a change to the assessment period

for speed of decision-making from 24 months to 12 months. This change has been made so designation decisions are made on more up-to-date data and are more responsive to changes in performance and will come into effect for the period ending September 2024. The updated document will be used for designation decisions in the first quarter of 2025 and 2026. There are no changes regarding the period over which the quality measure is assessed.

5.0 Speed of Decision-Making

- 5.1 Planning performance is now based on a one-year rolling assessment period and measures the speed of decision-making.
 - 5.2 Speed of decision-making is measured by the proportion of applications that are decided within the statutory determination period (8 weeks for non-major applications and 13 weeks for major applications), or an agreed extended period of time.
 - 5.3 The Government requires a minimum of **60%** of major and **70%** of non-major applications to be determined in time, or within an agreed extension of time.
 - 5.4 Underperformance for speed of decision-making is when a Local Planning Authority determines a lesser proportion of applications in time compared to the required threshold.
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6.0 Bromsgrove District Council Speed of Decision-Making Figures

- Speed of decision-making for major applications over the rolling two-year period = **88.8%**
- Speed of decision-making for non-major applications over rolling two-year period = **84.5%**

NB: The Government requires a minimum of **60%** of major applications and **70%** of non-major applications to be determined in time, or within an agreed extension of time.

Source: These are internal Officer level calculations as previously reported based on the rolling two-year period. As detailed in paragraph 4.3, the Government updated its criteria document in December 2024. This confirmed a change to the assessment period for the speed of decision-making from 24 months to 12 months, with this change coming into effect for the period ending September 2024. It is anticipated the relevant statistics based on the new criteria will be released by the MCHLG in mid-January.

7.0 Quality of Decision-Making

- 7.1 The information on the quality of decision making looks at the Local Planning Authority's performance over a two-year period. The performance data looks

at the number of major and non-major applications determined by the District Council, how many have been refused, how many decisions have been appealed and how many appeals have been allowed. It then expresses the result of a percentage of the total applications in those categories.

- 7.2 Quality of decision-making is measured by the proportion of total decisions, or non-determinations, that are allowed at appeal. Fundamentally the performance measure is assessing how many applications the Authority has refused that have gone to appeal and the decision has been overturned by the Planning Inspectorate. The Government have set the maximum threshold that no Authority should exceed **10%** of decisions overturned at appeal.
- 7.3 The current published data runs for the period July 2021 - June 2023. The data is intentionally nine months behind the date of publication to allow a time lag for appeals in the pipeline to be determined.
- 7.4 Underperformance for quality of decision-making (represented by the proportion of applications that are subsequently overturned at appeal) is when an Authority achieves a higher proportion of applications overturned at appeal compared to the required threshold.
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8.0 Bromsgrove District Council Quality of Decision-Making Figures

- Quality of decision-making for major applications for the most recent period available (July 2021 – June 2023) = 4.8%
- Quality of decision-making for non-major applications for the most recent period available (July 2021 – June 2023) = 2.1%

NB: The Government requires that no Local Planning Authority should exceed 10% of decisions overturned at appeal.

Source: Table 152a and 154 [Live tables on planning application statistics - GOV.UK \(www.gov.uk\)](https://www.gov.uk/government/statistics/live-tables-on-planning-application-statistics)

Published performance statistics for quality remains as previously reported (relating to the period July 2021 – June 23). The MCHLG anticipates updating these figures in mid-January.

9.0 Further Statistical Information

- 9.1 Members can access further information relating specifically to applications received and determined, application types, outcomes and those relating to a particular geographical area of the District, by using the Public Access advanced search and completing the relevant drop-down options. Guidance on how to use the advanced search function of Public Access can be found in the Public Access User Guide.

- 9.2 Planning Application statistics for all Local Planning Authorities across England are also published on a quarterly basis by MHCLG. Information on planning application statistical performance is available on the GOV.UK live tables. The tables can be accessed here: [Live tables on planning application statistics - GOV.UK \(www.gov.uk\)](http://www.gov.uk).
- 9.3 The Planning Inspectorate also publishes statistics in relation to their timeliness with planning appeals, which can be accessed here: [Statistics at The Planning Inspectorate - Planning Inspectorate - GOV.UK \(www.gov.uk\)](http://www.gov.uk)
- 9.4 The Government is also promoting the 'Planning Performance Dashboard' [Planning Performance Dashboard Table Final.xlsx](#) which shows the proportion of decisions made by a local planning authority with, and without, the use of Extension of Time agreements. Government considers providing this level of information enhances the transparency of planning performance data.
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10.0 Bromsgrove District Council Appeal Decisions

- Number of major appeals allowed in Quarter 2 and dismissed in Quarter 2:
Allowed = 2
Dismissed = 0
 - Number of non-major appeals allowed in Quarter 2 and dismissed in Quarter 2:
Allowed = 8
Dismissed = 10
- 10.1 A list of appeal decisions received in Quarter 2 are provided in Appendix One attached to this report.
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11.0 Financial, Legal, Policy and Risk Implications

- 11.1 It is important to manage and monitor the speed of decision-making and the quality of decision-making.

12.0 Consultation

- 12.1 There has been no consultation other than with relevant District Council Officers.

13.0 Author of Report

- 13.1 The author of this report is Dale Birch (Development Management Manager) who can be contacted on 01527 881341 or d.birch@bromsgroveandredditch.gov.uk for more information.

14.0 Appendices

14.1 Appendix One
Appeal Decisions: Quarter Two

Appendix One Appeal Decisions: Quarter Two

Major Appeal Decisions Quarter 2 (2)

Application Reference	22/01419/FUL
Decision Status	Planning Committee
Appeal Reference	APP/P1805/W/24/3339483
Site	Land to the rear of 1-6 Smedley Crooke Place, Hopwood
Proposal	34 affordable houses
Inspectorate Decision	Allowed with full costs against the Council
Date of Decision	16 July 2024

Application Reference	22/00469/FUL
Decision Status	Planning Committee
Appeal Reference	APP/P1805/W/23/3334752
Site	The Stables, Dale Lane, Lickey End, Bromsgrove
Proposal	Mixed use for stationing caravans for residential use and the keeping of horses, with dayrooms and existing stable ancillary to that use
Inspectorate Decision	Allowed with partial costs against the Council
Date of Decision	10 September 2024

Non-Major Appeal Decisions Quarter 2 (18)

Application Reference	23/01242/FUL
Decision Status	Delegated
Appeal Reference	APP/P1805/D/24/3342380
Site	10 Station Road, Blackwell
Proposal	Detached garden in the front garden
Inspectorate Decision	Allowed
Date of Decision	4 July 2024

Application Reference	23/00969/FUL
Decision Status	Delegated
Appeal Reference	APP/P1805/W/24/3336960
Site	94 Cobnall Road, Catshill,
Proposal	3-bedroom detached dwelling with associated parking and new access for existing dwelling
Inspectorate Decision	Dismissed
Date of Decision	4 July 2024

Application Reference	23/00391/FUL
Decision Status	Delegated
Appeal Reference	APP/P1805/W/23/3329267
Site	Bordesley Hall Farm, Storage Lane, Alvechurch
Proposal	Demolition of existing office buildings and erection of 2 no. dwellings, car parking and associated works.
Inspectorate Decision	Dismissed
Date of Decision	5 July 2024

Application Reference	23/01027/FUL
Decision Status	Delegated
Appeal Reference	APP/P1805/W/24/3338450
Site	Shady Rock Cottage, Bromsgrove Road, Clent
Proposal	Conversion and extension of outbuilding to create 2 bed dwelling with parking.
Inspectorate Decision	Allowed
Date of Decision	8 July 2024

Application Reference	23/00526/FUL
Decision Status	Delegated
Appeal Reference	APP/P1805/W/23/3334384
Site	53 Brookhouse Road, Barnt Green
Proposal	Two-storey detached dwelling
Inspectorate Decision	Dismissed
Date of Decision	10 July 2024

Application Reference	23/00894/FUL
Decision Status	Delegated
Appeal Reference	APP/P1805/D/24/3341678
Site	Appletrees, Hanbury Road, Stoke Prior
Proposal	Detached garage and entrance gate (retrospective)
Inspectorate Decision	Dismissed
Date of Decision	11 July 2024

Application Reference	23/01018/AGR
Decision Status	Delegated
Appeal Reference	APP/P1805/W/24/3338747
Site	Land at Cobley Hill, Grange Lane, Alvechurch
Proposal	Construction of an agricultural building and hardstanding
Inspectorate Decision	Allowed
Date of Decision	16 July 2024

Application Reference	23/01009/FUL
Decision Status	Delegated

Appeal Reference	APP/P1805/W/23/3336184
Site	7 Alcester Road, Finstall, Bromsgrove
Proposal	New access with the demolition of existing garage and rear sheds and erection of 2 x 2 bedroom dormer bungalows with garages.
Inspectorate Decision	Dismissed
Date of Decision	19 July 2024

Application Reference	22/01314/FUL
Decision Status	Delegated
Appeal Reference	APP/P1805/W/23/3326231
Site	Land off Whettybridge Road, Rubery
Proposal	Proposed access and the erection of 2 pairs of 3 bed semi-detached dwellings. 4 dwellings in total.
Inspectorate Decision	Dismissed
Date of Decision	29 July 2024

Application Reference	23/01150/PIP
Decision Status	Delegated
Appeal Reference	APP/P1805/W/23/3335104
Site	263 Bromsgrove Road, Hunnington
Proposal	Permission in Principle - erection of minimum/maximum two dwellings
Inspectorate Decision	Dismissed
Date of Decision	29 July 2024

Application Reference	24/00148/FUL
Decision Status	Delegated
Appeal Reference	APP/P1805/W/24/3342400
Site	57 Marlbrook Lane, Marlbrook
Proposal	Front first storey extension above existing porch
Inspectorate Decision	Allowed
Date of Decision	9 August 2024

Application Reference	23/00691/FUL
Decision Status	Delegated
Appeal Reference	APP/P1805/W/23/3336028
Site	Walcote Annexe, Dagnell End Road, Redditch
Proposal	Replacement dwelling
Inspectorate Decision	Allowed
Date of Decision	16 August 2024

Application Reference	23/01156/FUL
Decision Status	Delegated
Appeal Reference	APP/P1805/D/24/3339618

Site Proposal	518 Haslucks Green Road, Majors Green Addition of a third storey within the loft area of the dwelling, with associated alterations including raising the height of the roof.
Inspectorate Decision	Allowed
Date of Decision	23 August 2024

Application Reference	23/00437/FUL
Decision Status	Delegated
Appeal Reference	APP/P1805/W/23/3334745
Site Proposal	Lynford, 2 Stourbridge Road, Fairfield Demolition of existing bungalow and redevelopment of land to provide six residential dwellings
Inspectorate Decision	Dismissed
Date of Decision	28 August 2024

Application Reference	24/00085/FUL
Decision Status	Delegated
Appeal Reference	APP/P1805/W/24/3343409
Site Proposal	135 Crabtree Lane, Bromsgrove Demolition of existing garage and erection of new dwelling
Inspectorate Decision	Allowed
Date of Decision	28 August 2024

Application Reference	23/00829/FUL
Decision Status	Delegated
Appeal Reference	APP/P1805/W/24/3342054
Site Proposal	55-61 Fiery Hill Road, Barnt Green Erection of single storey dwellinghouse
Inspectorate Decision	Dismissed
Date of Decision	18 September 2024

Application Reference	23/00728/CPE
Decision Status	Delegated
Appeal Reference	APP/P1805/X/23/3332759
Site Proposal	Primrose Nurseries, Fairfield Road, Bournheath The use for which a certificate of lawful use or development is sought is B8: storage or distribution
Inspectorate Decision	Dismissed
Date of Decision	24 September 2024

Application Reference	23/00977/PIP
Decision Status	Delegated
Appeal Reference	APP/P1805/W/23/3332459

Site	Land adjoining 39 Parish Hill, Bournheath
Proposal	Infill residential development of up to 2 dwellings.
Inspectorate Decision	Allowed
Date of Decision	26 September 2024
