

Planning Service Parishes Bulletin 16

January 2018

Planning Training for Parish Councils

Happy New Year to our Parish partners. In 2018, a series of training events are being organised to give an overview of the Planning process, and the part that Parishes play in the decision-making process. The events will be held at Aldern House and will start at 5.30pm. The dates and subjects are:

- 12 February** The processes for dealing with planning applications including material considerations
- 21 March** Planning Enforcement and Monitoring
- 18 April** Heritage and the Built Environment

If there are topics that you would like to see covered, please do let us know. The cost of the training is £10 per delegate, per session. For those Councillors who are unable to attend, the course material will be available after the events.

To book a place and to pay by card please contact us at 01629 816200, advising which of the sessions you will be attending. If you prefer to pay by cheque, please make it payable to the Peak District National Park Authority, and send it, along with the details of the sessions you will be attending, for the attention of Fiona Todd, at Aldern House, Baslow Road, Bakewell, DE45 1AE. An email confirmation will be sent prior to the event.

Access to Planning Information

There is a great deal of information relating to the Planning Service on the PDNPA website. This includes:

- Current planning applications
- Submitting comments on applications
- Decided applications
- Agenda and reports for Planning Committee
- Live streaming of the Planning Committee
- Registering to speak at the Planning Committee
- Delegated Decisions List

You can register to receive alerts about upcoming meetings and consultation events being carried out by the PDNPA. I have attached the calendar of meetings for your information, and you can access the information at <https://democracy.peakdistrict.gov.uk/mgCalendarMonthView.aspx?GL=1&bcr=1>

To subscribe for updates including agendas and reports visit <https://democracy.peakdistrict.gov.uk/uuCoverPage.aspx> and select **Subscribe to Updates**

For information on how to register to speak at a Planning Committee visit <http://www.peakdistrict.gov.uk/looking-after/about-us/have-your-say/speak-at-a-meeting>

Topic of the month – Pre-application Advice

In response to feedback from the December bulletin, we are focussing on a particular planning topic each month. For January, we are looking at the Pre-application Advice Service provided by the PDNPA. This includes how to access information on the Planning Portal.

The PDNPA, along with many Local Planning Authorities, offers a pre-application advice service. This gives the applicant an opportunity to obtain a professional view as to whether the scheme they are proposing complies with planning policies. There may be considerations or constraints in a particular location that should be taken into account when working up a proposal. The pre-application advice provided is site specific.

It should be noted that officers cannot give any guarantees about the outcome of a planning application. Pre-application advice is not legally binding as it does not take into account comments from neighbours, local councils and other public bodies whom we have a statutory requirement to consult when processing a planning application. Issues may be raised that must be taken into account by officers but which are not evident at the pre-application assessment stage. The final decision on a proposal can only be made once an application has been formally submitted and all interested parties have been consulted.

There is a fee for pre-application advice, and a schedule of costs, along with further information is available at <http://www.peakdistrict.gov.uk/planning/advice/pre-application-advice/pre-application-planning-advice-detail>

General information on working up a scheme can be found via the Planning Portal. This is a useful tool that highlights the general matters an applicant needs to consider when submitting an application. The information does not take into consideration the individual LPA's Policies, or specific site constraints, and it is important to obtain this information. However, the Planning Portal it is a useful starting point. You can also submit your planning application via the Portal. The link to the Portal is <https://www.planningportal.co.uk/>

Brownfield Site Register

The Brownfield Land Register is a requirement under the Town and Country Planning (Brownfield Land Register) Regulations 2017 for all Local Planning Authorities (LPA) to maintain a register of all known brownfield land that is suitable for housing. The register is in two parts. Part One is a list of all sites that meet the criteria set out in the regulations based on minimum site size/capacity, suitability, availability and deliverability.

Part Two is a list of sites which the LPA have granted 'Permission in Principle' on. There is no Brownfield Land Register Part Two for the PDNPA as granting 'Permission in Principle' is akin to allocating a site in a Local Plan. As the PDNPA does not have a housing target there is no requirement to allocate sites for housing.

The Brownfield Land Register will be updated annually. Details of the Register, plus information on how to submit a site for consideration is available at <http://www.peakdistrict.gov.uk/planning/brownfield-land-register>

PDNPA Planning Twitter Feed @PDNPAPlanning



You can now follow us on Twitter @PDNPAPlanning; We tweet details of the Planning Committee Agenda and decisions made at Planning Committee. We also share other relevant and useful Planning or PDNPA information.

If you have any queries about this bulletin please contact the Planning Liaison officer fiona.todd@peakdistrict.gov.uk or 01629 816328