



Cabinet Member Report for Planning

Northampton Borough Council

Monday 20th January, 2020

Development

A busy December in planning saw the following applications determined:

- Outline planning application N/2017/1369 for the development of up to 525 dwellings, open space and associated infrastructure (cross boundary planning application) on land north of Newport Pagnell Road was approved in principle by the Planning Committee on 19th November 2019, subject to the finalisation of a S106 agreement.
- Planning application for the conversion of existing dwelling to 6 no. apartments, construction of 4 new apartments and 4 new dwellings at Highfield House, 383 Kettering Road was approved by the Planning Committee on 19th November 2019.
- Planning permission N/2018/0774 for the erection of 118 dwellings on land west of St Crispin Drive was granted on 25th November 2019, following the completion of a S106 agreement.
- Planning permission N/2018/1207 for the erection of 138 dwellings on land at former British Timken site, Main Road, Duston was granted on 22nd November 2019, following the completion of a S106 agreement.
- 83 Planning Applications have been determined in November 2019.
- Development Management has maintained 100% performance standard in terms of major, minor and other applications in November 2019.

Planning Policy

Work is continuing on the next steps in the process of producing the Northampton Local Plan Part 2.

Important and long awaited Supplementary Planning Documents (SPDs) on Houses in Multiple Occupation, Parking Standards and Specialist Housing were adopted by the Council at the November meeting of Cabinet. These SPDs will be material considerations when planning applications are being considered which will be of great assistance to Planning Officers and the Planning Committee.

Public consultation has begun on an Borough wide Article 4 Direction to remove permitted development rights for converting dwelling houses (Use Class C3) to houses in multiple occupation for three to six people (Use Class C4) in those parts of the Borough that are not already covered by such a direction. This is something which both Councillors and residents have been keen to see rolled out for some time.

Heritage

Works have concluded on the sensitive repair of the Queen Eleanor Cross.

Public consultation on the St Giles Conservation Area Re-appraisal and Management Plan has taken place and concluded on 23rd December 2019.

A new Tree Preservation Order has been put in place for land to the rear of 48 – 84 Southfield Road, Duston.

Building Controls Cabinet bullet points

In the last month:

- 4 dangerous structure notifications were received and actioned.
- 5 Demolition notifications were received.
- 61 Building Regulation applications were submitted.
- 8 Street naming and numbering applications were submitted.
- 81 notifications for the commencement of work were received.
- 39 certificates of completions were issued.
- 369 Building Regulation related site inspections were carried out.

Councillor James Hill
Cabinet Member for Planning