

Appendix 1 – Planning Applications

2011/12

	Local Target	Actual Achieved
Percentage of all applications determined within the statutory time scale	75%	78%
Percentage of major planning applications determined during the year within 13 weeks	40%	45%
Percentage of minor planning applications determined during the year within 8 weeks	70%	70%
Percentage of householder planning applications determined during the year within 8 weeks	90%	90%
Percentage of all other planning applications determined during the year within 8 weeks (mineral, general regs, advert and all other)	80%	82%

2012/13

	Local Target	Actual Achieved
Percentage of all applications determined within the statutory time scale	70%	71%
Percentage of major planning applications determined during the year within 13 weeks	40%	42%
Percentage of minor planning applications determined during the year within 8 weeks	60%	57%
Percentage of householder planning applications determined during the year within 8 weeks	80%	82%
Percentage of all other planning applications determined during the year within 8 weeks (mineral, general regs, advert and all other)	70%	74%

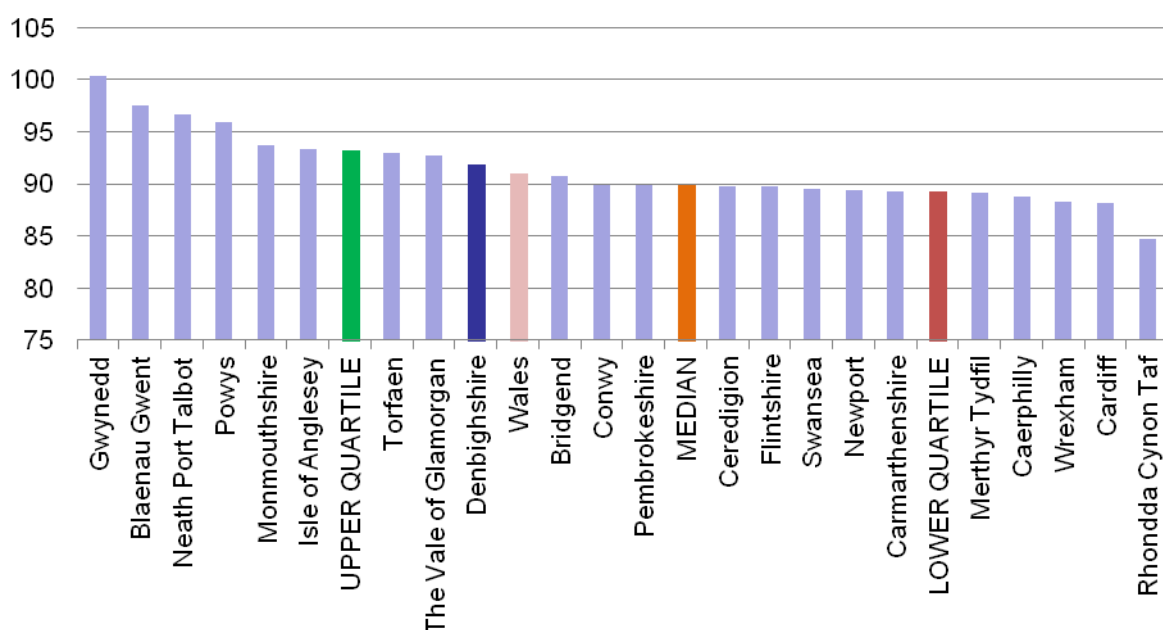
Quarter 1 of 2013/14

	Local Target	Actual Achieved
Percentage of all applications determined within the statutory time scale	70%	74%
Percentage of major planning applications determined during the year within 13 weeks	40%	67%
Percentage of minor planning applications determined during the year within 8 weeks	60%	67%
Percentage of householder planning applications determined during the year within 8 weeks	80%	86%
Percentage of all other planning applications determined during the year within 8 weeks (mineral, general regs, advert and all other)	70%	66%

DEVELOPMENT CONTROL & COMPLIANCE

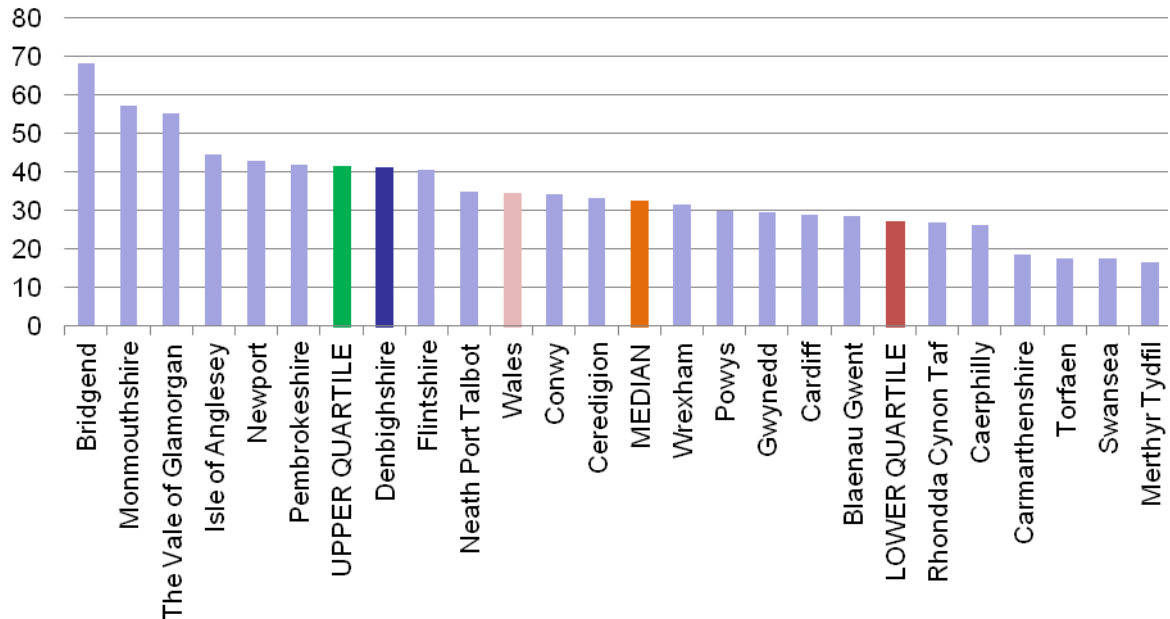
A number of national performance measures are collected to demonstrate performance and assist in comparison between local authority planning services. These include planning application approval rates but focus is overwhelmingly on the speed at which planning applications are processed. The Service has raised the point that there is great diversity in the type and complexity of planning applications received and that the broad categories utilised in the measures can be a blunt tool for analysis.

Planning Applications Approved (%)
Financial Year 2012-13



Analysis of the longer-term trend shows increasing percentage of approvals, across Wales, particularly since 2008-09. In 2012-13, Denbighshire approved 92% of planning applications determined with a total of 623 applications. This performance places Denbighshire above the Median for Welsh local authorities or 9th of the 22 authorities. It was the third highest in North Wales and an increase of 1.8% from 2011-12. This indicates a fourth year of genuine progress, which could imply that negotiations are being carried out with developers in order to secure a more acceptable scheme, which can often take longer for a decision to be made, and therefore affect the speed of determination .

Major Planning Applications determined within 13 weeks (%) Financial Year 2012-13



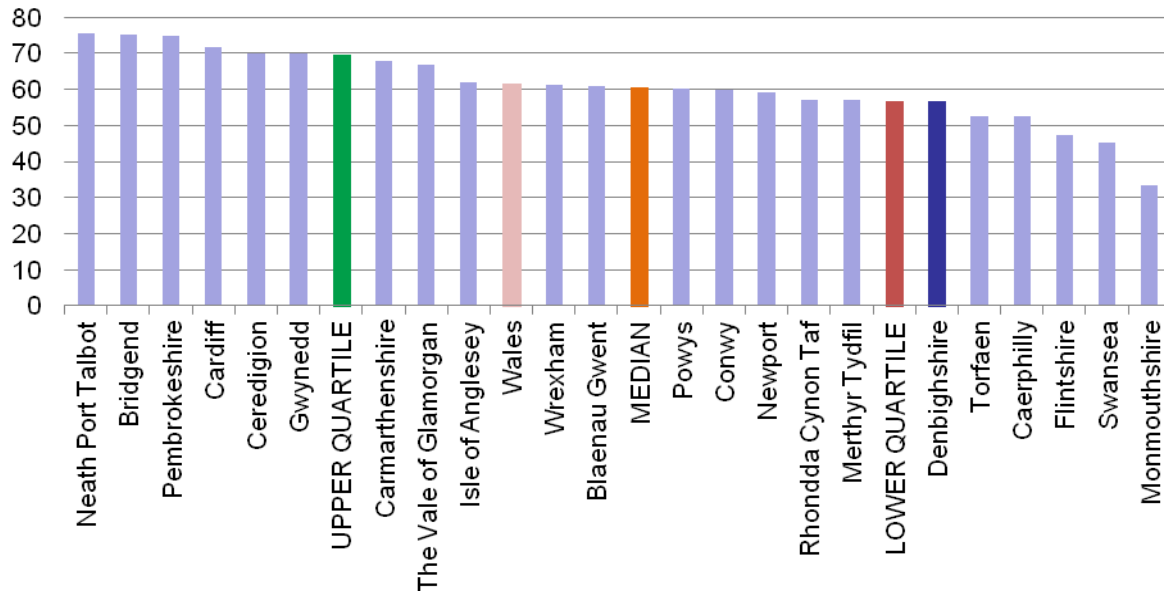
Denbighshire determined 41% of major planning applications within 13 weeks in 2012-13 (i.e. 7 out of 17). This placed Denbighshire above the median in 7th out of 22 Authorities. A 'Major' Development is one where:

- The number of dwellings to be constructed is 10 or more, or the site area is 0.5 hectares or more; or
- Commercial or industrial floor space is 1,000 square metres or more, or the site area is 1 hectare or more

Denbighshire had the highest percentage figures compared to our neighbouring local authorities, Flintshire, Conwy, Wrexham, Gwynedd and Powys. Bridgend had the highest percentage overall with 68% and determined 17 out of 25 major planning applications within 13 weeks.

The 2012-13 figures represent a small fall in percentage terms. In 2011-12, the figure was 46% i.e. 5 out of 11 determined in 13 weeks.

**Minor Planning Applications determined within 8 weeks (%)
Financial Year 2012-13**



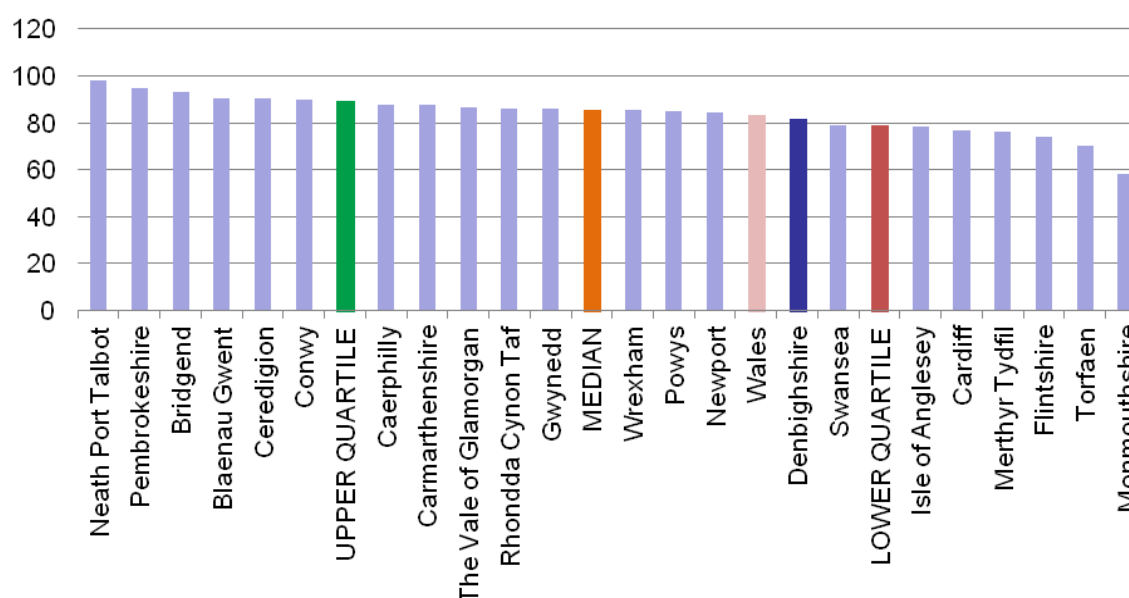
In 2012-13, Denbighshire determined 56% of minor planning applications within 8 weeks (i.e. 180 out of 318). This placed Denbighshire in the lower quartile in 17th out of 22. A 'Minor' Development is one where the development:

- Does not meet the criteria for major development; or
- Is not of a type defined as householder development

The highest percentage in North Wales was 70% for Gwynedd with 317 applications being determined within 8 weeks out of a total of 452.

In 2011-12, Denbighshire had the highest percentage of minor planning applications determined within 8 weeks in North Wales with 70% (i.e. 243 out of 347)

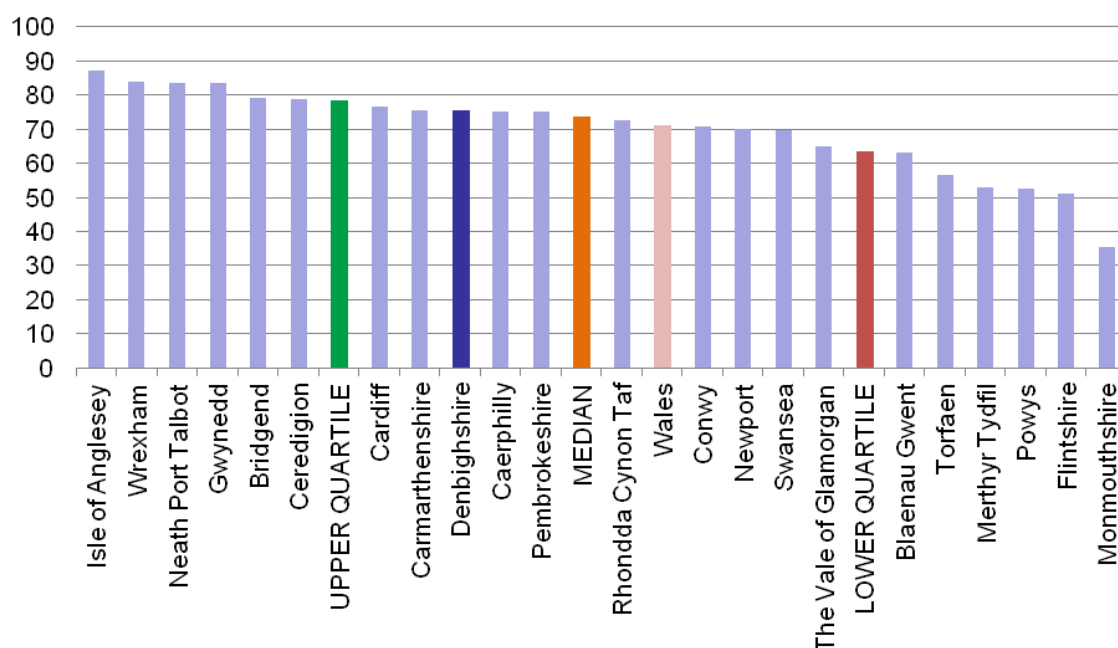
Householder Planning Applications determined within 8 weeks (%)
Financial Year 2012-13



In 2012-13, 82% of householder planning applications in Denbighshire were determined within 8 weeks (i.e. 239 out of 292), this placed Denbighshire below the median being 15 out of 22. A 'Householder' application included the development of an existing residential property and does not alter the number of dwellings. (They also exclude permitted developments).

This is a decrease of 8% for Denbighshire compared to the figure in 2011-12. The highest overall percentage was 98% for Neath Port Talbot. The highest percentage in North Wales was Conwy with 90%.

**All Other Planning Applications determined within 8 weeks
(%)
Financial Year 2012-13**



Denbighshire determined 76% of all other planning applications within 8 weeks in 2012-13 (i.e. 37 out of 49). This placed Denbighshire above the median in 9th out of 22.

‘All other’ planning applications include:

- Mineral applications
- General regulation applications
- Advertisement applications
- Any other applications not included in other categories

In comparison, Anglesey determined the highest percentage (87%) of all other planning applications within 8 weeks. In 2011-12, Denbighshire determined 82% of all other planning applications within 8 weeks which is a decrease of 6.1% in 2012-13.

WORKLOADS AND EFFICIENCY

The table below shows a comparison of staff and workloads between Denbighshire and some of its neighbouring local authority’s planning functions, as at September 2013. The table shows that Denbighshire has the lowest number of staff dealing with planning applications and the highest caseload per officer.

	Conwy	Denbighshire	Flintshire
No of officers dealing with applications	5 No. full time 2 No. part time 7 in total (exc.	1 No. full time Principal 1 No. part time	4 No. Senior Planners 5 No. Planners

	Manager)	Principal 3 No. Planners 1 No. Temporary Renewables Officer 6 in total (exc. Manager)	2 No. Team Leaders 13 in total (exc. Manager)
Caseloads per officer	Major 20 - 30 Minor between 30 – 40	Major 24 Minor 51	Major 30 Minor 40