

**Planning Committee Meeting
10th March 2022**

Item for information only

21/0132 b. Update on Orange Site Notices

The issue of missing signs was raised with Mehdi Rezaie – Interim Development Control Manager WBC. At his request we provided a list of recent cases where the notice was not present at the time of our meeting. You can see them in his email below- the date for each is the date of our meeting and the red text are his comments.

After that you can see our reply to him – it is obvious that WBC are issuing final consultation dates which are far, far too early for the date at which they are erecting site notices.

- From Mehdi Resaie, WBC Interim Development Control Manager, 18 February 2022

Thank you for your email, and it was a pleasure chatting with you the other day.

I've reviewed the list of cases you sent me in relation to concerns that site notices were missing, and based on the analysis of those cases to our records, I've come to the following comments (in red text):

- 10th Feb: 22 22/00229/HOUSE 30 St John Rd - Erected on the 17th Feb (Yesterday)
- 13th Jan: 22 22/03098/HOUSE 37 Victoria Rd - Erected on the 20th Jan (number is incorrect)
- 13th Jan: 21/02660/HOUSE 12 The Avenue – with this one we had been given an extension because of Christmas but on that date there was no orange sign and the planning permission had already granted – Erected 11th November 2021
- 13th Jan: 21/03091/REG4 St Mary's School – No information available on either Uniform or file. The notice was printed on the 22nd December 2021. It's currently pending decision.
- 9th Sep: 2021 21/02141/HOUSE Old Police House - Erected 27th September 2021
- 19th May: 2021 21/00998/HOUSE Lawson House - Erected on 28th May 2021

In addition, for 21/00563/FULD 72 Windmill Rd the sign was placed at end of 65m private drive and around a corner so not viewable in a public place. – Not sure there is

anything I can do with this. There's email commentary on the planning file. I shall nevertheless speak to team leaders to make them aware of officers requirements when erecting notices so to make them widely accessible to members of the public.

I hope the above commentary helps, and do please approach me if you have further issues and I'll look to tackle them head-on.

➤ Reply to Mehdi Resaie:

Dear Mehdi

Thank you for your reply of 18th February, reviewing the cases where we observed no orange site notices at the date of our Planning Committee meeting. While it demonstrates that site notices are being erected, it leads to questions about the dates by which we are expected to submit our comments.

We hold Planning Committee meetings twice monthly, generally on the 2nd and 4th Thursday of the month. As Clerk, I am required to issue the agenda to comply with the statutory minimum notice. As I do not work Saturdays, agendas tend to be issued on the previous Friday. This includes every application that the Council has been notified of since the agenda went out for the previous meeting. With the notification we receive the date by which we must submit our comments. This is often very tight i.e. we often receive a notification late on the Friday before a meeting, after the agenda has gone out and the date by which we must respond is very close to the date of our subsequent meeting; it is sometimes even before our subsequent meeting and we have to ask for an extension. So we are meeting and submitting our comments as late as the date we are given permits us to. And yet your review shows that the site notices have in some cases not been erected until 7, 9 and even 18 days later.

It is an important part of our procedure to look on the planning portal to see if there are any supporting or objecting posts from parishioners. Once site notices are erected, neighbouring residents sometimes contact the Council for advice. Not infrequently objectors attend our meetings and we are able to take their views into consideration. Obviously if a site notice is not being erected until after our corresponding meetings, this cannot happen as parishioners are not aware of the application. Similarly, we are hearing from parishioners that when a notice is erected and they go to the portal to submit their comments, the date for consultation has already past. This cannot be right.

May I suggest that some adjustment needs to be made to the date parish councils and the public are asked to submit our comments (and that this is made clear both in the notification to us and on the portal for the public) so that there is always sufficient time after the erection of a site notice for the public to give their views and the Council to take those into consideration.