

# **REPORT FROM THE EXECUTIVE MEMBER FOR PLANNING AND HOUSING TO THE MEETING OF FULL COUNCIL ON WEDNESDAY, 16 NOVEMBER 2016**

## **Area Action Plans (AAPs)**

The planning policy team is currently expanding the evidence base to include traffic modelling for Ryde, Newport and the Bay with a view to improving the network to boost economic regeneration in those key areas. This will also help to inform background work towards the combined authority requirements. The fast moving developments at a national and regional level require us to have both flexibility and patience in the development of the AAPs as it is crucial that the policy base is up to date and responsive to a rapidly shifting picture.

## **Building control trading company**

Various options are currently being investigated for the formation of a building control trading company. Building control functions are carried out within a competitive market and as such the council needs to adapt to function within the wider market. This has now been placed on the Forward Plan for consideration in January.

## **Planning and housing enforcement**

I am pleased to report that in line with the new portfolio the planning and housing enforcement teams are working closely together to move forward a joined up and strengthened approach to enforcement. Work continues in this regard with the resurrection of the former “eye sore” group now working on a number of key properties and sites across the Island to strengthen our enforcement approach.

## **Affordable Housing Supplementary Planning Document (SPD)**

Government recently introduced new thresholds for contributions which we will now feed into the review of our SPD. We are now exploring the possibility of a change in our rural status with government in order to be able to build upon the positive joint work of the developer forum and housing partnership previously undertaken. We are working closely with providers and developers to agree thresholds for affordable housing contributions on small sites.

## **Parking Supplementary Planning Document (SPD)**

By setting out parking provision guidelines, the council is providing a clear direction on what it expects to see provided as part of new development and will be the basis for any negotiations over provision. It does not cover issues such as public car parking provision, parking charges and parking permits. Whilst the approach set out in the draft SPD compliments these, such issues are addressed through the council's Parking Strategy. The consultation is currently underway and closes on 28 November 2016. It can be found here: <https://www.iwight.com/consultations/>

## **Waste Supplementary Planning Document (SPD)**

The Supplementary Planning Document '**Guidelines for Recycling and Refuse Storage in New Developments Consultation draft SPD**' is being consulted upon. This document sets out recycling and refuse storage provision guidelines for new residential and commercial development, and provides a clear direction on what it expects to see provided as part of new development and will be the basis for any negotiations over provision. This consultation continues until **5 December 2016**.

## **Local list requirements consultation**

The local list requirements consultation has now closed and the results are being compiled into a report that is due to come before January's Executive.

The proposed revised local list requirements have been identified to enable the Local Planning Authority to continue to improve the service it offers to applicants, to contribute to streamlining internal validation processes and to ensure officers have the information they need to determine applications correctly and as quickly as possible.

## **Enablement of future housing delivery**

I would like to thank the Full Council for supporting my motion making affordable housing a key corporate priority and enabling the work to commence on future delivery models and capital investment in housing.

## **Homelessness Forum**

We have now set up a homelessness forum working with various providers of homelessness provisions to ensure a joined up strategy can be developed. Terms of reference will be finalised shortly.

Working with partners on homelessness issues and will be submitting a bid under Homelessness Trailblazers Programme and the Rough Sleepers Fund.

**Councillor Julia Baker-Smith**  
**Executive Member for Planning and Housing**