

Report to:

PLANNING COMMITTEE

Relevant Officer:

Carl Carrington - Head of Planning (Quality and Control)

Date of Meeting:

14 November 2023

PLANNING ENFORCEMENT UPDATE

1.0 Purpose of the report:

1.1 The Committee is requested to consider the summary of Planning Enforcement activity within Blackpool, between 1 September 2023 and 30 September 2023.

2.0 Recommendation(s):

2.1 To note the outcomes of the cases set out below and to support the actions of the Acting Head of Public Protection and Enforcement in authorising the notices set out below.

3.0 Reasons for recommendation(s):

3.1 The Committee is provided with a summary of planning enforcement activity for its information.

3.2 Is the recommendation contrary to a plan or strategy adopted or approved by the Council? No

3.3 Is the recommendation in accordance with the Council's approved budget? Yes

4.0 Other alternative options to be considered:

4.1 Not applicable.

5.0 Council priority:

5.1 The relevant Council priorities are:

- "The economy: Maximising growth and opportunity across Blackpool"
- "Communities: Creating stronger communities and increasing resilience"

6.0 Background information

6.1 Cases

New Cases

In total, 57 new cases were registered for investigation in September 2023.

As at 30 September 2023, there were 330 "live" complaints outstanding.

Resolved cases

10 cases were resolved by negotiation without recourse to formal action.

Closed cases

39 cases were closed. These cases include those where there was no breach of planning control found, no action was appropriate, or where it was considered not expedient to take action.

Formal enforcement notices / s215 notices

- One Enforcement Notice was authorised in September 2023;
- Three s215 Notices were authorised in September 2023;
- One Enforcement Notice was issued in September 2023;
- Three s215 Notices were issued in September 2023;
- Two Breach of Condition Notices were issued in September 2023.

Notices authorised

Ref	Address	Case	Dates
23/8055	20 LONGTON ROAD (FY1 4HW)	Unauthorised installation of modern upvc windows in Raikes Hall Conservation Area	Enforcement Notice authorised 26/09/2023.
22/8376	65 SAVILLE ROAD (FY1 6JS)	Poor external condition of property	S215 Notice authorised 19/09/2023.
22/8468	32 HEATHWAY AVENUE (FY3 8HE)	Poor external condition of property	S215 Notice authorised 29/09/2023.
23/8062	339 CENTRAL DRIVE (FY1 5JN)	Poor external condition of property	S215 Notice authorised 19/09/2023.

Notices issued

Ref	Address	Case	Dates
23/8124	309 ST. ANNES ROAD (FY4 2EE)	Unauthorised material change of use from a single private dwelling-house, to a self-contained holiday let	Enforcement Notice issued 14/09/2023. Appeal lodged at PINS.

22/8150	18 YORK STREET (FY1 5AQ)	Poor external condition of property	s215 notice issued 18/09/2023, due for compliance by 27/01/2024.
22/8157	33 YORK STREET (FY1 5AQ)	Poor external condition of property	s215 notice issued 18/09/2023, due for compliance by 27/01/2024.
21/8264	697 NEW SOUTH PROMENADE (FY4 1SY)	Poor external condition of property	s215 notice issued 19/09/2023, due for compliance by 25/12/2023.
22/8250	126 WATSON ROAD (FY4 2BP)	In breach of conditions 3 and 4 on PP 19/0804 – frontage not in accordance and no dwarf wall	BCN issued 19/09/2023, due for compliance by 20/12/2023.
23/8255	6 QUEEN STREET (FY1 1PE)	Breach of condition 2 on PP 22/0747 - Condition 2 – no Clerestory windows installed and no vinyl application to the shopfront completed	BCN issued 19/09/2023, due for compliance by 20/12/2023.

6.2 Does the information submitted include any exempt information?

No

7.0 List of Appendices:

7.1 None.

8.0 Financial considerations:

8.1 None.

9.0 Legal considerations:

9.1 None.

10.0 Risk management considerations:

10.1 None.

11.0 Equalities considerations and the impact of this decision for our children and young people:

11.1 None.

12.0 Sustainability, climate change and environmental considerations:

12.1 None.

13.0 Internal/external consultation undertaken:

13.1 None.

14.0 Background papers:

14.1 None.