



# Planning Applications: January to March 2014 England

Between January and March 2014, district level planning authorities in England:

- decided 96,000 planning applications, 2 per cent higher than in the same quarter in 2013;
- granted 78,000 permissions, up one per cent from the same quarter in 2013;
- granted 88 per cent of applications, unchanged from the same quarter of 2013;
- decided 76 per cent of major applications in 13 weeks;
- and made 5 per cent more residential decisions compared to the March quarter 2013

In the year ending March 2014, district level planning authorities:

- decided 426,500 planning applications, an increase of 2 per cent compared to the figure for the year to March 2013;
- granted 349,400 permissions, up 2 per cent from the figure for the year to March 2013;
- granted 88 per cent of decisions, an increase of 1 percentage point compared to the previous year;
- decided 70 per cent of major applications in 13 weeks;
- decided 70 per cent of minor applications and 83 per cent of others in 8 weeks compared with 68 per cent and 81 per cent respectively in the previous year;
- and made 8 per cent more residential decisions compared to the previous year, with major residential decisions up by 31 per cent.



## Planning *Statistical Release*

20 June 2014

Introduction	2
Authorities undertaking district level planning	2
Authorities undertaking county level planning	7
Accompanying tables	10
Definitions	11
Technical notes	14
Enquiries	17

### Responsible Statistician:

Andrew Presland

### Statistical enquiries:

office hours:

0303 444 3510

[planning.statistics@communities.gsi.gov.uk](mailto:planning.statistics@communities.gsi.gov.uk)

### Media Enquiries:

0303 444 1201

[press@communities.gsi.gov.uk](mailto:press@communities.gsi.gov.uk)

### Date of next publication:

September/October 2014

# Introduction

This Statistical Release presents National Statistics on authorities that undertake district and county level planning activities in England. It covers information on planning applications received and decided including decisions on applications for residential developments (dwellings) and enforcement activities. Data are provided at national and local authority level and are based on information reported as at 22 May 2014 for the PSF return (District) and 27 May 2014 for the CPS1/2 return (County Matters). The *Definitions* section provides more detail of the terms used within this release.

## Authorities undertaking district level planning

A summary of the trends in applications, decisions and permissions granted is provided in Table 1 and Figure 1. The number of applications, decisions and permissions at district level in this publication is given to the nearest hundred; more detailed figures are available in the accompanying Live Tables (P120-P138).

### Planning applications

In January to March 2014, authorities undertaking district level planning in England received 119,300 applications for planning permission. This represents an increase of 5 per cent compared with the corresponding quarter in 2013. In the year ending March 2014, authorities received 471,900 planning applications, an increase of 4% compared to the year ending March 2013. **(Table P120)**

### Planning decisions

In January to March 2014, authorities decided 96,000 planning applications, 2 per cent higher than in the same quarter in the previous year. In the year ending March 2014, authorities decided 426,500 planning applications, an increase of 2% compared to the year ending March 2013. **(Table P120)**

### Applications granted

In January to March 2014, authorities granted 78,000 permissions, up 1 per cent from the same quarter in 2013. Authorities granted 88 per cent of all decisions, unchanged from the March quarter 2013. Overall, 84 per cent of major and minor decisions were granted. **(Tables P120/P131)**

Over the 12 months to March 2014, 349,400 applications were granted, up 2 per cent from the year to March 2013. Authorities granted 88 per cent of all decisions in the year to March 2014, up from 87 per cent in the year to March 2013. Overall, 85 per cent of major and minor decisions were granted. **(Tables P120/P132)**

**Table 1: District level planning applications received, decided and granted**

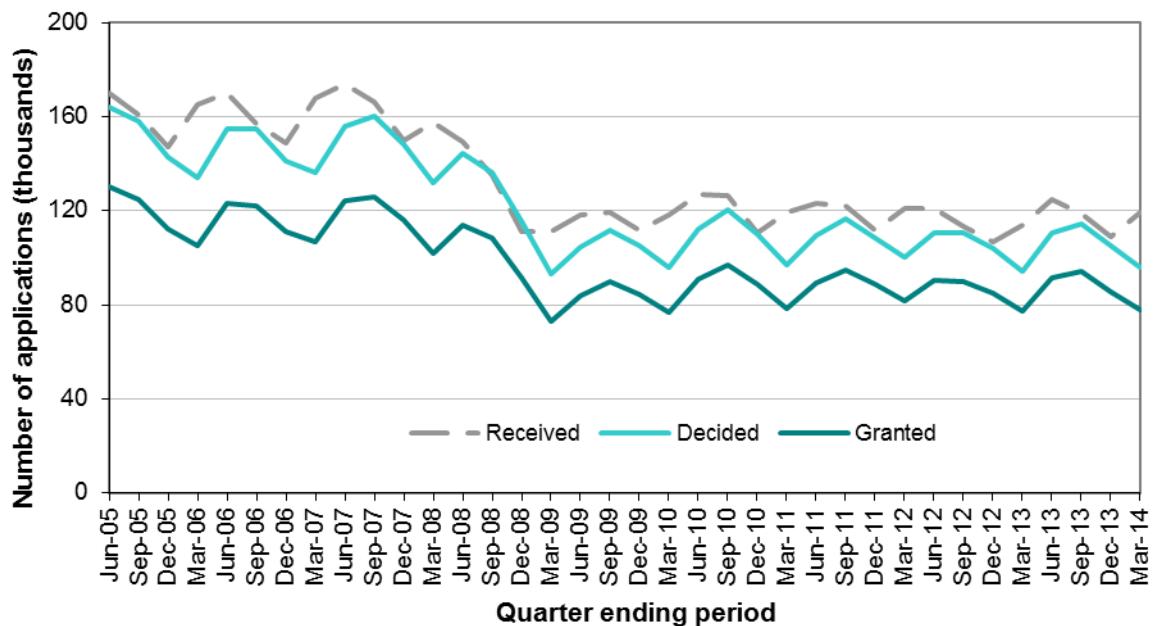
Financial year	Quarter	Received		Decided		Granted <sup>1</sup>	
		Number ('000s)	% change on corresponding quarter last year	Number ('000s)	% change on corresponding quarter last year	Number ('000s)	% change on corresponding quarter last year
2005-06	Jun	170	-8%	164	-5%	130	-6%
	Sep	161	-8%	158	-11%	125	-11%
	Dec	147	-8%	143	-8%	112	-9%
	Mar	165	-3%	134	-4%	105	-5%
2006-07	Jun	170	0%	155	-5%	123	-5%
	Sep	157	-2%	155	-2%	122	-2%
	Dec	149	1%	141	-1%	111	-1%
	Mar	168	2%	136	1%	107	3%
2007-08	Jun	174	2%	156	1%	124	1%
	Sep	166	6%	160	3%	126	2%
	Dec	151	1%	148	5%	116	5%
	Mar	158	-6%	132	-3%	102	-5%
2008-09	Jun	150	-14%	144	-8%	114	-8%
	Sep	135	-19%	136	-15%	108	-14%
	Dec	111	-26%	116	-22%	91	-21%
	Mar	111	-29%	93	-29%	73	-28%
2009-10	Jun	118	-21%	105	-27%	84	-27%
	Sep	119	-12%	112	-18%	90	-17%
	Dec	111	0%	105	-9%	85	-7%
	Mar	118	6%	96	3%	77	5%
2010-11	Jun	127	8%	113	8%	91	9%
	Sep	126	6%	120	7%	97	8%
	Dec	111	-1%	110	5%	89	5%
	Mar	120	1%	97	1%	78	2%
2011-12	Jun	123	-3%	110	-3%	89	-2%
	Sep	122	-4%	117	-3%	95	-3%
	Dec	112	1%	109	-2%	89	0%
	Mar	121	1%	100	4%	82	4%
2012-13	Jun	121	-2%	111	1%	90	1%
	Sep	113	-7%	111	-5%	90	-5%
	Dec	107	-5%	104	-4%	85	-4%
	Mar	114	-6%	94	-6%	77	-5%
2013-14	Jun	125	3%	111	0%	92	1%
	Sep	119	5%	115	4%	94	4%
	Dec	109	2%	105	1%	86	1%
	Mar	119	5%	96	2%	78	1%
Year to Mar 2013		454.8		419.3		342.4	
Year to Mar 2014		471.9	4%	426.5	2%	349.4	2%

<sup>1</sup> Excludes planning applications which can neither be granted nor refused.

Figures are rounded and the components do not necessarily sum to the independently rounded totals.

Percentages are calculated using unrounded figures.

**Figure 1: Number of planning applications received, decided and granted by district Authorities**



## Speed of decisions

In January to March 2014, 76 per cent of major applications were processed within 13 weeks, compared with 60 per cent in the March quarter 2013. This reflects a change since April 2013 where Planning Performance Agreements, Extension of Time and Environmental Impact Assessments decided within the agreed time are included. 68 per cent of minor applications and 82 per cent of other applications were processed within 8 weeks, both unchanged from the quarter ending March 2013 (**Table P123**). District level planning authorities decided 73 per cent of large-scale major applications, and 76 per cent of small-scale major applications within 13 weeks compared with 56 per cent and 61 per cent respectively for the quarter ending March 2013. Also, 93 per cent of all major decisions were within 52 weeks, an increase of 2 percentage points compared to the previous year. (**Table P125**).

In the year ending March 2014, 70 per cent of major applications were processed within 13 weeks, compared with 58 per cent in the year ending March 2013, with these figures also being subject to the change mentioned above. Also, 70 per cent of minor applications and 83 per cent of other applications were processed within 8 weeks compared with 68 per cent and 81 per cent respectively in the year ending March 2013 (**Table P124**). District level planning authorities decided 67 per cent of large-scale major applications, and 72 per cent of small-scale major applications within 13 weeks compared with 52 per cent and 60 per cent respectively in the year ending March 2013. Also 92 per cent of all major decisions were within 52 weeks, an increase of 1 percentage point compared to the previous year (**Table P126**).

**Table 151a** presents data on the performance of local planning authorities against the [published criteria](#) for assessing performance under section 62B of the Town and Country Planning Act 1990.

## Residential Decisions

In January to March 2014, there were 13,000 decisions on applications for residential developments, compared with 12,500 decisions in the March quarter 2013, an increase of 5 per cent. The number of major residential decisions increased by 5 per cent from the March quarter 2013 to January to March 2014, albeit with both figures being 1,600 to the nearest hundred, while minor residential decisions increased by 5 per cent to 11,400 decisions. Authorities granted 81 per cent of major residential applications, down from 83 per cent in the March quarter 2013, and determined 70 per cent of them within 13 weeks, up from 51 per cent in the corresponding quarter of the previous year. Authorities granted 75 per cent of decisions on minor residential applications and determined 59 per cent within 8 weeks, compared with 75 per cent and 60 per cent respectively in the March quarter 2013. (**Tables P123 and P135**).

In the year to March 2014, residential decisions increased by 8 per cent from 50,000 in the 12 months to March 2013 to 54,100 decisions. The number of major decisions increased by 31 per cent from 5,200 to 6,900 decisions while minor residential decisions increased by 6 per cent from 44,600 to 47,200 decisions. Authorities granted 82 per cent of major residential applications, unchanged from the year ending March 2013, and determined 64 per cent of them within 13 weeks, up from 47 per cent in the previous year. Authorities granted 76 per cent of decisions on minor residential applications and determined 61 per cent within 8 weeks, 1 percentage point more compared with the previous year (**Tables P124 and P136**).

## Historical context

The number of applications received in the year to March 2014 was 471,900, 4 per cent up on the year to March 2013. This was still below the peak of 689,400 in 2004/05. The proportion of decisions granted in the year to March 2014 was 88 per cent. Planning approvals are at one of the highest levels in a decade. (**Table P120**).

## Householder developments

Householder developments are those developments to a house which require planning permission such as extensions, loft conversions, conservatories, and so on. The number of decisions on householder developments increased by 4 per cent from 39,900 decisions in the March quarter 2013 to 41,300 decisions in the corresponding quarter in 2014 (when they accounted for 43 per cent of all decisions). Authorities granted 90 per cent and decided 85 per cent within 8 weeks, compared with 90 per cent and 86 per cent respectively in January to March 2013. (**Table P123**).

In the year ending March 2014, the number of householder developments decided rose by one per cent from 184,200 decisions in the previous year to 186,400 decisions (accounting for 44 per cent of all decisions). Authorities granted 90 per cent and decided 86 per cent within 8 weeks, compared with 89 per cent and 84 per cent respectively in the year to March 2013 (**Table P124**).

## **Planning Applications for Traveller Pitches**

In the year ending March 2014, authorities determined 50 major applications for traveller pitches. Authorities granted 70 per cent of these major applications and determined 68 per cent within 13 weeks. Also, authorities determined 256 minor applications on traveller pitches. Authorities granted 57 per cent of the minor applications and 39 per cent were determined within 8 weeks (**Table P138**).

## **Enforcement action**

In the January to March quarter 2014, authorities issued 1,329 Enforcement Notices and served 1,399 Planning Contravention Notices, 257 Breach of Condition Notices, 29 Stop Notices and 44 Temporary Stop Notices, while 4 Enforcement Injunctions and 4 Temporary Injunctions were granted by the High/County Court (**Table P127**).

## **Regulation 3 and 4 consents**

In the January to March 2014 quarter, 652 Regulation 3 consents and 39 Regulation 4 consents were granted (**Table P128**).

## **Applications for determination**

Authorities received 4,950 applications for determination on whether local authority approval was required for certain works in the March quarter 2014, up 134 per cent from 2,100 in the March quarter 2013. This increase is likely to be due largely to the creation of some additional permitted development right categories in May 2013. (**Table P128**). Local authorities decided to intervene in 363 cases (7 per cent).

## **Applications decided under delegated powers**

**Table P133/P134** shows the percentage of applications decided by planning officers under a scheme of delegation and without referral to committee or councillors on such decisions. In the March quarter 2014, authorities delegated 92 per cent of decisions to planning officers. In the year ending March 2014, authorities delegated 91 per cent of decisions to planning officers.

# Authorities undertaking county level planning

Authorities that undertake county level planning activity – which includes counties, unitary authorities, London boroughs, metropolitan districts, urban development corporations and National Parks - received around 1,660 ‘county matters’ applications in the year ending March 2014. This compares with around 472,000 planning applications received by authorities that undertake district level planning activities. Statistics for ‘county matters’ decisions are therefore likely to be much more volatile than those for districts because of the smaller numbers of such decisions.

Summary statistics on numbers of applications, decisions and permissions granted are shown in Table 2. More detailed figures are in the accompanying Live Tables (P139 - P150).

## Planning applications

In the March quarter 2014, authorities received 396 ‘county matter’ applications, an increase of 4 per cent compared with the same quarter last year. County councils accounted for 71 per cent of total applications received, unitary authorities for 16 per cent and metropolitan districts also for 11 per cent (**Table P139**). The highest number of applications was received by Staffordshire (30 applications). (**Table P143**).

In the year ending March 2014, authorities received 1,662 ‘county matter’ applications. County councils accounted for 70 per cent of total applications, unitary authorities for 17 per cent and metropolitan districts for 10 per cent. The highest number of applications was received by Staffordshire (91 applications) (**Table P144**).

## Planning decisions

County matter authorities determined 338 planning applications in the March quarter 2014, a decrease of 6 per cent on the number of decisions made in the same quarter last year. Of these, 93 per cent were granted, a 1 percentage point decrease when compared with the same quarter last year (**Table P139**). Lincolnshire determined the highest number of planning applications (18 applications) (**Table P143**). Waste developments accounted for 70 per cent of the total decisions and minerals developments accounted for 28 per cent (**Table P140**).

In the year ending March 2014, county matter authorities determined 1,453 planning applications, a decrease of 10 per cent on the number in the 12 months to March 2013. Of these, 95 per cent were granted. Lincolnshire determined the highest number of planning applications (83 applications decided) (**Table P144**). Waste developments accounted for 47 per cent of the total decisions and minerals developments accounted for 23 per cent (**Table P141**).

## **Speed of decisions**

In the March quarter 2014, county-level planning authorities determined 76 per cent of applications within 13 weeks (**Table P143**). In the year ending March 2014, county-level planning authorities determined 69 per cent of applications within 13 weeks (**Table P144**). This indicator can be volatile due to the small number of county-level applications.

**Table 151b** presents data on the performance of 'county matter' planning authorities against the published criteria for assessing performance under section 62B of the Town and Country Planning Act 1990.

## **Regulation 3 and 4 consents**

**Table P143** and **P144** show the number of permissions granted by authorities under Regulations 3 and 4 of the Town and Country Planning General Regulations 1992. In the March quarter 2014, a total of 349 Regulation 3 consents and no Regulation 4 consents were granted by county level planning authorities. The highest number of Regulation 3 consents was granted by Lancashire (35 consents). In the year ending March 2014, a total of 1,548 Regulation 3 and no Regulation 4 consents were granted. The highest number of Regulation 3 consents was granted by Lancashire (116 consents).

In the March quarter 2014, 301 decisions were made under Article 21, with the highest number reported by Lincolnshire (39 decisions). The number of determinations under the review of mineral planning permissions was also collated, although only 7 were determined by county level planning authorities.

In the year ending March 2014, 1,584 decisions were made under Article 21, with the highest number reported by Nottinghamshire (166 decisions). The number of determinations under the review of mineral planning permissions was also collated, although only 45 were determined by county level planning authorities.

## **Enforcement action**

In the quarter to March 2014, county level planning authorities issued 10 Enforcement Notices, served no Stop Notices, 4 Temporary Stop Notices, 28 Planning Contravention Notices and 11 Breach of Condition Notices. (**Table P145**).

**Table 2: County level planning applications received, decided and granted**

Financial Year	Quarter	Planning Applications		Planning Decisions		Applications Granted	
		Number	% change on corresponding quarter last year	Number	% change on corresponding quarter last year	Number	% change on corresponding quarter last year
2005-06	Jun	466	-14%	390	-3%	353	-4%
	Sep	510	-6%	416	-17%	375	-19%
	Dec	398	-22%	458	-1%	417	0%
	Mar	483	-7%	419	-1%	386	0%
2006-07	Jun	450	-3%	416	7%	376	7%
	Sep	448	-12%	389	-6%	347	-7%
	Dec	441	11%	399	-13%	349	-16%
	Mar	466	-4%	387	-8%	363	-6%
2007-08	Jun	464	3%	393	-6%	364	-3%
	Sep	446	0%	375	-4%	348	0%
	Dec	444	1%	389	-3%	357	2%
	Mar	473	2%	341	-12%	317	-13%
2008-09	Jun	392	-16%	374	-5%	344	-13%
	Sep	439	-2%	379	1%	347	0%
	Dec	405	-9%	361	-7%	334	-6%
	Mar	431	-9%	393	15%	358	13%
2009-10	Jun	355	-9%	313	-16%	293	-15%
	Sep	406	-8%	336	-11%	304	-12%
	Dec	406	0%	376	4%	343	3%
	Mar	408	-5%	312	-21%	294	-18%
2010-11	Jun	355	0%	314	0%	291	-1%
	Sep	400	-1%	299	-11%	275	-10%
	Dec	433	5%	319	-18%	295	-17%
	Mar	415	-3%	374	16%	340	13%
2011-12	Jun	399	12%	357	14%	334	15%
	Sep	482	21%	363	21%	338	23%
	Dec	452	4%	431	35%	404	37%
	Mar	498	20%	372	-1%	347	2%
2012-13	Jun	404	1%	431	21%	400	20%
	Sep	468	-3%	396	9%	370	9%
	Dec	415	-8%	422	-2%	398	-1%
	Mar	381	-23%	360	-3%	339	-2%
2013-14	Jun	412	2%	351	-19%	336	-16%
	Sep	406	-13%	338	-15%	328	-11%
	Dec	448	8%	426	1%	395	-1%
	Mar	396	4%	338	-6%	315	-7%
Year to Mar 2013		1,668		1,609		1,507	
Year to Mar 2014		1,662	-0.4%	1,453	-10%	1,374	-9%

# Accompanying tables

Accompanying tables are available to download alongside this release. These are:

- P120** District planning authorities – Planning applications received and decided by speed of decision
- P121/P122** District planning authorities - Planning decisions by type of authority and speed of decision
- P123/P124** District planning authorities – Planning decisions by speed, performance agreements and type of development
- P124A** District planning authorities – Planning decisions by development type and authority
- P125/P126** District planning authorities – Major planning decisions by speed, performance agreements and type of development
- P127** District planning authorities – Enforcement action
- P128** District planning authorities – Regulation 3 and 4 consents granted and applications for determination
- P129/P130** District planning authorities – Enforcement action by authority
- P131/P132** District planning authorities – Planning decisions, by development type, speed of decision and authority
- P133/P134** District planning authorities – Applications received, decided, granted and delegated, environmental statements received and flow of applications by authority
- P135/P136** District planning authorities – Planning decisions on Major and Minor residential development by authority
- P137/P138** District planning authorities – Planning decisions on Major and Minor Traveller Caravan Pitches by authority
- P139** 'County matters' planning authorities – Planning applications received, decided and granted by type of authority
- P140/P141** 'County matters' planning authorities – Planning decisions decided and granted by type of authority and type and size of development
- P142** 'County matters' planning authorities – Planning decisions by speed of decision
- P143/P144** 'County matter' planning authorities – Planning applications received, decided and granted and Regulation 3 and 4 consents by authority
- P145** 'County matter' planning authorities – Enforcement action
- P146** 'County matters' planning authorities – Decisions on minerals applications by type of development
- P147** 'County matters' planning authorities – Decisions on waste planning applications by type of development
- P148** 'County matters' planning authorities – Planning decisions decided and granted by nature of site, type of development and nature of application
- P149** 'County matters' planning authorities – Planning decisions by speed, size of site and type of development
- P150** 'County matters' planning authorities – Reasons given for decisions taking over 8 weeks
- P151a** District Planning Authorities Performance Table for Speed of decisions

These tables can be accessed at

<https://www.gov.uk/government/statistical-data-sets/live-tables-on-planning-application-statistics>

## Definitions

District level planning is undertaken by metropolitan and non-metropolitan districts, unitary authorities, London boroughs, national park authorities and urban development corporations. These authorities include applications for planning permissions on residential, offices, industrial, retail and householder developments.

### **District matters – Large-scale Major Developments**

For dwellings, a large-scale major development is one where the number of residential units to be constructed is 200 or more. Where the number of residential units to be constructed is not given in the application a site area of 4 hectares or more should be used as the definition of a large-scale major development. For all other uses a large-scale major development is one where the floor space to be built is 10,000 square metres or more, or where the site area is 2 hectares or more.

### **District matters – Small-scale Major Developments**

For dwellings, a small-scale major development is one where the number of residential units to be constructed is between 10 and 199 (inclusive). Where the number of dwellings to be constructed is not given in the application a site area of 0.5 hectare and less than 4 hectares should be used as the definition of a small-scale major development. For all other uses a small-scale major development is one where the floor space to be built is 1,000 square metres and up to 9,999 square metres or where the site area is 1 hectare and less than 2 hectares.

### **District matters - Minor Developments**

For dwellings, minor development is one where the number of dwellings to be constructed is between 1 and 9 inclusive. Where the number of dwellings to be constructed is not given in the application, a site area of less than 0.5 hectares should be used as the definition of a minor development. For all other uses, a minor development is one where the floor space to be built is less than 1,000 square metres or where the site area is less than 1 hectare.

Decisions are classified as relating to a Major/Minor Development on the basis of the development covered by the application which was decided. County level planning is undertaken by county councils, metropolitan districts, unitary authorities, London boroughs, national park authorities and urban development corporations.

### **County matters - Major Developments**

Applications for developments which are termed ‘county matters’ are, broadly, those which relate to minerals and waste and associated developments. A more detailed definition is contained in:

- (a) Schedule 1 of the Town and Country Planning Act 1990;
- (b) Town & Country Planning (Prescription of County Matters) (England) Regulations 2003 (SI 2003 /1033).

For the purpose of form CPS1/2 all ‘county matter’ development is regarded as ‘major development’. The Development Management Procedure Order (DPMO) 2010 defines ‘major development’ as including:

- (i) the winning and working of minerals or the use of land for mineral-working deposits;
- (ii) waste development;
- (iii) the provision of a building or buildings where the floor space to be created by the development is 1,000 square metres or more;
- (iv) development carried out on a site having an area of 1 hectare or more;

## Use categories

Decisions relating to largescale major, smallscale major or minor developments are classified by reference to the principal use within the development (i.e. the use on which other uses are considered to depend). Normally this is the one which accounts for the greater proportion of the new floorspace (although in certain cases the principal use will be one that does not account for any floorspace as such).

If there is any doubt as to the principal use in a multi-storey block the ground floor use is taken as the principal one. (This rule would apply where, for example, the amounts of floorspace taken up by two different uses were approximately equal). Proposed developments are classified on the basis of the principal use and not that of the complex of which they are part. Thus a development involving the construction of offices within the curtilage of a general industrial site would be classified as ‘Offices/Research and Development/Light Industry’. Similarly, a dance-floor extension to a restaurant would be classified as ‘All other minor developments’ and not to ‘Retail, distribution and servicing’.

## Change of Use

Many developments involve some change of land use but a decision is only classified as ‘Change of Use’ if:

- (i) the application does not concern a major development; and
- (iia) no building or engineering work is involved; or
- (iib) the building or engineering work would be permitted development were it not for the fact that the development involved a change of use (such as the removal of internal dividing walls in a dwelling house to provide more spacious accommodation for office use).

## Householder developments

Householder developments are defined as those within the curtilage of a dwelling house which require an application for planning permission and are not a change of use. **Included** in householder developments are extensions, conservatories, loft conversions, dormer windows, alterations, garages, car ports or outbuildings, swimming pools, walls, fences, domestic vehicular accesses including footway crossovers, porches and satellite dishes. **Excluded** from householder developments are: applications relating to any work to one or more flats, applications to change

the number of dwellings (flat conversions, building a separate house in the garden), changes of use to part or all of the property to non-residential (including business) uses, or anything outside the garden of the property (including stables if in a separate paddock).

## **Advertisements**

Decisions on applications for consent to display advertisements under the Town and Country Planning (Control of Advertisements) Regulations 1992 (as amended).

## **Listed building consents**

Decisions by the district planning authority on:

- (i) applications for listed building consent to extend and/or alter under section 8 of the Planning (Listed Buildings and Conservation Areas) Act 1990; and
- (ii) applications for listed building consent to demolish under section 8 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

## **Conservation Area Consents**

Decisions on applications for conservation area consent under section 74 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

## **Certificates of lawful development and certificates of appropriate alternative development**

These include all decisions relating to:

- (a) applications for certificates of lawful development;
- (b) applications for certificates of appropriate alternative development

## **Notifications**

These include all decisions relating to notifications under Circular 14/90 (electricity generating stations and overhead lines), applications by the British Coal Corporation under Class A, Part 21 of the Town and Country Planning (General Permitted Development Order) and other notifications.

## **Enforcement activity**

Local planning authorities have discretionary powers to take formal enforcement action if, in their view, an unacceptable breach of planning control has occurred. Where it is necessary to stop a breach immediately, the authority may issue a Temporary Stop Notice. This will halt development for 28 days while the alleged breach is investigated and further enforcement action is considered, without the need for the authority to issue an associated enforcement notice.

The authority may issue an Enforcement Notice requiring the alleged breach to be remedied. If an authority considers that any activity alleged in an Enforcement Notice should cease before the end of the specified compliance period, they may serve a Stop Notice prohibiting continuation of that activity.

Where conditional planning permission has been granted for a development of land and there has been a failure to comply with one or more of the conditions, an authority may serve a Breach of Condition Notice on any person who is carrying out or has carried out development, or anyone having control of the land, requiring compliance with the conditions specified in the notice.

## **Regulation 3 and 4 consents**

Under Regulation 3 of the Town and Country Planning General Regulations 1992, SI 1992/1492, a local planning authority makes an application to itself for permission to develop land within its area, and determines that application. Regulation 4 is concerned with planning permission for development of land in which the local planning authority has an interest but which it does not itself propose to carry out.

# Technical notes

## Data collection

Statistics of planning applications received and decided by authorities that undertake district level planning activity have been collated, on a quarterly basis, since April 1979 on the PS1 and PS2 General Development Control statistical returns (District). From the March quarter 2008, the PS1, PS2 and the Fee1 (revenue collected in respect of PS1 and PS2) returns are now combined as a single return, the PSF return. Information on planning applications for authorities that undertake county level planning activities are collated on the CPS1/2 General Development Control statistical returns (County Matters). The PSF and CPS1/2 forms are reported to the department via *Interform* – the Department's housing and planning electronic data collection system.

The data collected have been chosen to provide useful and relevant information on the level and trends in planning applications and decisions to users while ensuring that the burden of completing the PSF return placed on local authorities is not excessive. The analysis carried out by DCLG aggregates the raw data and calculates percentages to allow comparison between authorities and between different quarters or years. In particular, the percentage of decisions permitted, and the percentage of decisions made in a specified time period allow the performance and efficiency of local authorities to be judged.

## Data quality

Both the PSF and CPS1/2 returns submitted by local planning authorities undergo thorough validation and checks. Inconsistent data highlighted during validation and checks are verified by contacting the local authority. Late returns are pursued to ensure the overall response rate is as high as possible. Where a response rate of 100% is not achieved estimates are imputed for non-responding district level authorities.

In the March quarter 2014, 328 out of 337 planning authorities (97 per cent) submitted district-level planning data and all 162 planning authorities (100 per cent) submitted county-level planning data in time for this publication.

Also, for this publication, data have been refreshed and reimputed for the past three quarters

going back to the April to June quarter of 2013. This is due to the Government's decision to designate authorities with a poor performance in deciding applications, based on performance over a two year period.

Authorities for which partial or no data has been received over the year (i.e. they did not submit information for one or more quarters) are highlighted in the Live Tables. The figures for the small number of non-responding authorities have been imputed using data from similar authorities, although some information, such as the fees received, or the number of enforcement notices issued are not imputed. Where data for non-responding authorities have been imputed they are marked in the tables. No imputation is carried out for county level planning. Data for individual local authorities are presented in tables P129 to P138.

**All figures in the commentary have been calculated using unrounded data. As a result, there may be some apparent discrepancies with figures shown in the accompanying tables.**

From April 2007, an indication on the level of quality assurance undertaken by the local authority is recorded as part of the final sign-off for these returns.

Authorities are supplied with comprehensive guidance to ensure that there is a common understanding of the various categories of planning applications which are recorded on the PSF forms. Possible sources of error include mistakes when submitting information, although we do ask authorities to indicate what quality assurance they have undertaken when completing the PSF form, as well as the errors caused by using imputed data because an authority has not submitted information in time. However, as we routinely achieve response rates of 95%+ this error is minimised.

## **Revisions policy**

This policy has been developed in accordance with the UK Statistics Authority Code of Practice for Official Statistics and the Department for Communities and Local Government Revisions Policy (found at <https://www.gov.uk/government/publications/statistical-notice-dclg-revisions-policy>).

There are two types of revisions that the policy covers:

### **Non-Scheduled Revisions**

Where a substantial error has occurred as a result of the compilation, imputation or dissemination process, the statistical release, live tables and other accompanying releases will be updated with a correction notice as soon as is practical.

### **Scheduled Revisions**

Local authorities can submit missing data or revise their PSF and CPS 1/2 returns following publication of the data. Data is revised for the previous 3 quarters and for the autumn designations data is revised for the past 10 quarters. A decision on whether to revise will be made based on the

impact of any change and the effect it has on the interpretation of the time series. Provisional figures are labelled in the tables with a "P".

Revisions to historic data (all data older than that currently due for scheduled revision) are made only where there is a substantial revision, such as a change in methodology or definition. Where there are small changes that do not substantially change historic data, internal updates are maintained.

Previously published information is not revised unless there has been a systematic error.

## Scale of Revisions

Actual revisions to submitted data are rare. However, due to the Government's decision to designate authorities based on their performance over the past two years, we have allowed district authorities to resubmit missing or erroneous data going back to April 2013.

## User engagement

Users are encouraged to provide feedback on how these statistics are used and how well they meet user needs. Comments on any issues relating to this statistical release are welcomed and encouraged. Responses should be addressed to the "Public enquiries" contact given in the "Enquiries" section below.

The Department's engagement strategy to meet the needs of statistics users is published here:  
<https://www.gov.uk/government/publications/engagement-strategy-to-meet-the-needs-of-statistics-users>

The user engagement strategy on planning and land use can be found at  
[https://www.gov.uk/government/uploads/system/uploads/attachment\\_data/file/7514/1757090.pdf](https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/7514/1757090.pdf)

## Notes

This Release is a web-only publication. Details of officials who receive pre-release access to this statistical release 24 hours before publication can be found at

<https://www.gov.uk/government/organisations/department-for-communities-and-local-government/about/statistics#pre-release-access-to-official-statistics>

National Statistics are produced to high professional standards set out in the National Statistics Code of Practice. They undergo regular quality assurance reviews to ensure they meet customer needs. This Statistical Release and previous publications can be accessed from:

<https://www.gov.uk/government/organisations/department-for-communities-and-local-government/series/planning-applications-statistics>

## Devolved administration statistics

Information and statistics on planning applications for the devolved administrations can be accessed at the following links:

**Scotland:** <http://www.scotland.gov.uk/Topics/Statistics/Browse/Planning>

**Wales:** <http://wales.gov.uk/topics/planning/planningstats/?lang=en>

**Northern Ireland:** <http://www.planningni.gov.uk/index/tools/about-statistics.htm>

## Enquiries

### Media enquiries:

office hours: 0303 444 1157

0303 444 1159

out of hours: 0303 444 1201

Email: [press@communities.gsi.gov.uk](mailto:press@communities.gsi.gov.uk)

### Public enquiries and Responsible Statistician:

Andrew Presland

Email: [planning.statistics@communities.gsi.gov.uk](mailto:planning.statistics@communities.gsi.gov.uk)

Information on Official Statistics is available via the UK Statistics Authority website:

[www.statistics.gov.uk/hub/browse-by-theme/index.html](http://www.statistics.gov.uk/hub/browse-by-theme/index.html)

Information about statistics at DCLG is available via the Department's website:

[www.gov.uk/government/organisations/department-for-communities-and-local-government/about/statistics](http://www.gov.uk/government/organisations/department-for-communities-and-local-government/about/statistics)

© Crown copyright, 2014

*Copyright in the typographical arrangement rests with the Crown.*

You may re-use this information (not including logos) free of charge in any format or medium, under the terms of the Open Government Licence. To view this licence, [www.nationalarchives.gov.uk/doc/open-government-licence/](http://www.nationalarchives.gov.uk/doc/open-government-licence/) or write to the Information Policy Team, The National Archives, Kew, London TW9 4DU, or email: [psi@nationalarchives.gsi.gov.uk](mailto:psi@nationalarchives.gsi.gov.uk).

This document/publication is also available on our website at [www.gov.uk/dclg](http://www.gov.uk/dclg)

If you have any enquiries regarding this document/publication, email [contactus@communities.gov.uk](mailto:contactus@communities.gov.uk) or write to us at:

Department for Communities and Local Government  
Eland House  
Bressenden Place  
London  
SW1E 5DU  
Telephone: 030 3444 0000  
June 2014

For all our latest news and updates follow us on Twitter: <https://twitter.com/CommunitiesUK>

ISBN: 978-1-4098-4252-1