

DEVELOPMENT CONTROL COMMITTEE
6 JUNE 2024

QUESTIONS FOR ORAL REPLY

From Councillor Chloe-Jane Ross to the Development Control Committee

1. Planning permission does not require a small developer to communicate construction plans with neighbours. In one case a neighbour was a severely disabled child known to LBB Children's services that would need advance notice to prepare for the disruption and noise. Can the planning team check with Children's Services so planning conditions can be made to provide suitable protection where there is a need?

Reply: Construction impacts are already suitably managed through the planning process where it is necessary and reasonable to do so, mostly in relation to larger developments. In such cases developers are required to provide and adhere to a Construction Management Plan, detailing how the site and construction work will be managed to ensure that any highways or environmental impacts arising are suitably managed and mitigated. The Council's Public Protection Team also has powers to deal with any specific issues and complaints relating to noisy construction work on a case-by-case basis.

Whilst there may be specific circumstances where construction might impact on a specific resident (as in the case mentioned) it would not be a proportionate response for the Planning Team to engage with Children's Services on every application as this would place a significant resource burden on both services and would also risk the sharing of potentially sensitive and/or confidential information. It would also be unreasonable for a small-scale development to be expected to address construction impacts on a specific neighbour and planning conditions seeking to do so would not meet the statutory tests.

Supplementary Question: To clarify, I wasn't asking for additional actions to be taken but for the developer to simply give notice to neighbours that construction is about to start to enable them to prepare.

Reply: I have noted your request.

1. Why is LBB's planning site failing to show linked planning documents more frequently, and are performance stats kept on its performance and if so what are the metrics?

Reply: This question relates to IT functionality and monitoring and is therefore a matter for the Executive, Resources and Contracts PDS Committee.

Supplementary Question: When is the new planning portal coming in? Can we have an update on the status of that procurement.

Reply: There have been slight delays with data migration to the new system as Bromley has a lot of data and it didn't behave quite as the supplier expected. A revised date of mid-October 2024 has been set for the introduction of the new software and website, and the Planning Division will be communicating with Members in advance to advise what is happening and what the changes will be.

QUESTIONS FOR WRITTEN REPLY

From Councillor Will Connolly to the Development Control Committee

1. Can the Development Control Committee please consider whether a Councillor's call-in can be added online to the planning portal? It would help with transparency, and it would help residents know that an application will come to a public Plans committee.

Reply: Not all call-in requests will ultimately result in an application being reported to Committee. The current position is that call-in requests are not published online but will be summarised in the report when an application is reported to a Committee meeting for determination for transparency. However, if an applicant, their agent or a member of the public enquires as to the progress of an application, the Planning Officer will usually advise if a call-in request has been received.