



Good Practice

Objective

<p>'Development Team' approach</p>	<p>To enable joint working and to speed up planning application process</p>
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Detail

The development team approach involves Planning, Housing, Public Open Space, Environmental Health, the Police Architectural Liaison Officer and Highways attending meetings to discuss planning applications, including rural exception sites which may be referred to Development Control Board.

Meetings take place at the pre-application stage, where problems are discussed issues which may hold up the planning process highlighted.

This helps to speed up process as there is no need to consult individually with all of the statutory consultees. This accelerates the time from pre-application to full application and then the application is likely to be processed more quickly because all of the key issues will have been aired with a view to be resolved at the pre-application stage.

Outcomes

The Development Team approach has enabled key statutory consultees to take part in a round table discussion ensuring that on submission of a planning application the individual issues have been dealt with thus preventing the need for the application to be determined by the Development Control Board.

It is possible that a delegated decision can be made well within the statutory time period for determination, effectively speeding up the decision making process whilst ensuring that the quality of the decision is not compromised.

Since adopting this approach all rural exception site scheme applications (3) have been dealt with using delegated powers.

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