

**National
Planning
Practice
Guidance**

DLP BRIEFING NOTE 133

Prepared by
DLP Planning Consultants

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National Planning Practice Guidance

A new national planning guidance website was launched by Planning Minister Nick Boles on 28th August 2013. It is an online resource only and is intended to be a user friendly way of categorising the complex technical guidance that informs national planning policy. The launch of the website follows a review of planning guidance by an independent practitioners group led by Lord Taylor. The group reviewed all 7000 pages of guidance and concluded that a much more streamlined system was needed. The review follows on from the National Planning Policy Framework (NPPF) which condensed many different national planning policy documents into a single 47 page document.

The website will be available in Beta (test mode) and **open for public “feedback” until 9th October 2013** (N.B. This is not intended to be a formal consultation exercise on content). Existing guidance will not be cancelled until the planning practice guidance is fully in place. The guidance on the website is in draft form until issued by the Secretary of State when the website goes live later this year. Nick Boles said:

“Planning shouldn’t just be the preserve of technocrats, lawyers and council officers. Yet up to now even the experts have struggled to plough through all the background documents and find the right advice. To be effective our planning system needs to be supported by practical guidance that anyone can consult and follow.

Having stripped away outdated advice, our new user friendly website brings together a simplified set of clear, concise guidance and publishes it altogether in one place. This will make the planning system much easier to navigate for everyone involved.”

The new website sets out new draft planning practice guidance under the following headings:-

- Advertisements
- Air Quality
- Appeals
- Assessment of housing and economic development needs
- Assessment of land availability
- Before submitting an application
- Climate change
- Conserving and enhancing the historic environment
- Consultation and pre-decision matters
- Crown Development
- Design
- Determining a planning application
- Duty to cooperate
- Ensuring effective enforcement
- Ensuring the vitality of town centres
- Environmental Impact Assessment
- Flexible options for planning permissions
- Flood risk and coastal change
- Hazardous substances
- Land remediation
- Lawful development certificates

- Light pollution
- Local Plans
- Making an application
- Minerals
- Natural environment
- Neighbourhood planning
- Noise
- Open space, green space and rights of way
- Planning obligations
- Rural housing
- Strategic environmental assessment and sustainability appraisal
- Travel plans, transport assessments and statements in decision-taking
- Tree Preservation Orders
- Use of planning conditions
- Viability
- Water supply, wastewater and water quality
- When is permission required

The website is accessed by the following web address:-

<http://planningguidance.planningportal.gov.uk/>

There is also a search facility where you can input a topic and search for it under 'policy', 'guidance' or 'everything'.

'Planning' reported on 29th August 2013 that many users were experiencing problems accessing the service. However, these technical problems now appear to have been resolved.

DLP Planning has considerable knowledge of the national planning system. If you require any further advice regarding changes to the planning regime and how it may affect you and your property or land, please do not hesitate to contact an office listed below. Senior staff within the practice would be very happy to help you with this process and explain its potential implications for you. If you wish to utilise DLP's considerable planning expertise to maximise your opportunity, please contact us.

If you require more information or would like to discuss the issues mentioned in further detail please contact:

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A summary of matters that the DLP Consulting Group provide services for follows:

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Minerals and Waste Planning
Conservation Area/Listed Building Negotiation
Enforcement
Retail Impact Analysis
Renewable Energy Planning and Delivery
Discharge of Planning Conditions

DLP Environment Ltd

Strategic Environmental Assessments
Sustainability Appraisals
Environmental Impact Assessments

If you would like to receive a brochure providing more detail of the service provided by the DLP Consulting Group, please contact any of the offices listed on the left of this page.

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