

November 21st, 2025

To Each Member of Committee

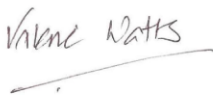
NOTICE OF MEETING

You are requested to attend a Meeting of the

Mid and East Antrim Planning Committee to be held on

Thursday, 27th November 2025 at 10:00 am in Council Chamber, The Braid, 1-29 Bridge Street,
Ballymena and via remote access.

Yours sincerely



Valerie Watts
Interim Chief Executive, Mid and East Antrim Borough Council

Agenda

1 NOTICE OF MEETING

2 APOLOGIES

3 DECLARATIONS OF INTEREST

Members and Officers are invited to declare any pecuniary and non-pecuniary interests, including gifts and hospitality, they may have in respect of items on this Agenda.

4 SCHEDULE OF PLANNING APPLICATIONS

4.1 Planning Application No. LA02/2025/0696/A - Land to the south of 24 Cennick Road, east of 1 Royal Court, Galgorm Road and adjacent River Maine. Land south of Galgorm Community Centre, Galgorm Road and land south of Creative Gardens, Galgorm, Ballymena (3 locations). Circulated

Installation of 10no. non illuminated free standing, way finding and information signs to accompany series of approved paths

RECOMMENDATION: Approval

Lead Officer: Henry McAlister

📎 *LA02.2025.0696.A Signage at Galgorm Gracehill pathways.pdf*

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5 LOCAL DEVELOPMENT PLAN

5.1 Local Development Plan Working Group Meeting – Scheduled for 27th November 2025

6 PLANNING APPEALS UPDATE

6.1 New Appeals

LA02/2024/0315/F - 50m south of 207 Cullybackey Road, Ballymena. Retrospective single level carpark, with access/egress onto Cullybackey Road, alterations to existing ghost island to provide pedestrian linkage, and reconfiguration of existing access/egress arrangement serving Robinsons Supermarket & PFS, including all associated site works.

6.2 Appeal Decisions

LA02/2022/0644/O – 32 & 34 Broughshane Road, Ballymena. Outline application for the retention and refurbishment of the 2 no. existing dwellings at no's 32 and 34 Broughshane Road to 10 No. apartments with

associated landscaped amenity space and private parking, 5 no. new detached and 2 no. new semi-detached dwellings with associated garages and private goods and upgrade to the vehicular and pedestrian access to the Broughshane Road.

Appeal Dismissed

LA02/2024/0890/O – 20m NE of 26 Ballybeg Road, Ahoghill. Dwelling and Garage (infill site).

Appeal Dismissed

LA02/2024/0806/F - 40 Loughmourne Road, Carrickfergus, BT38 9AW. Retrospective single storey garden room for domestic use. 3m x 6m.

Appeal Dismissed

7 CORRESPONDENCE

7.1 Council Planning Department's Draft Response to DfI's 'Sustainable Drainage Systems (SuDS) in New Housing Developments' Public Consultation - Circulated

Recommendation: Approve the draft response

 *PC Report on DfI SuDS consultation.pdf*

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 *Appendix 1 - SuDS Consultation LDP response.pdf*

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7.2 Council Planning Department's Draft Response to DfI's Public Consultation on 'Review of Planning Fees' - Circulated

Recommendation: Approve the draft response

 *PC DfI Review of Planning Fees consultation.pdf*

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 *Appendix 1 of DfI Review of Planning Fees consultation.pdf*

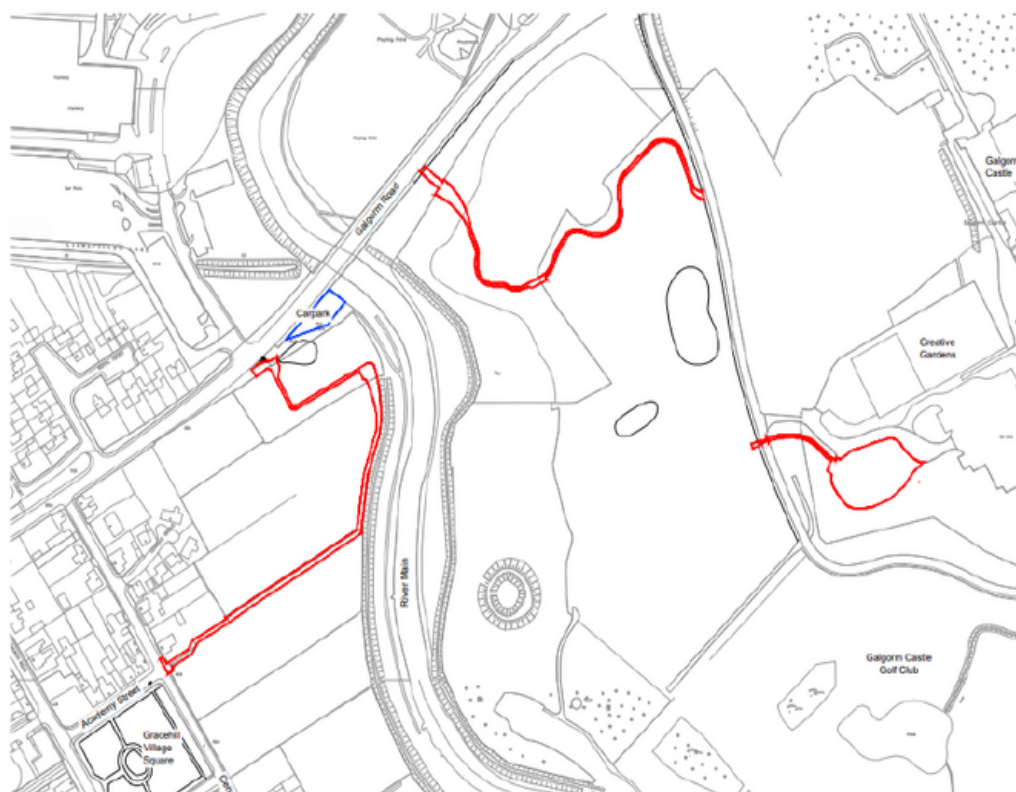
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Committee Application

Development Management Officer Report	
Case Officer: Hannah Millar	
Application ID: LA02/2025/0696/A	Target Date:
Proposal: Installation of 10no. non illuminated free standing, way finding and information signs to accompany series of approved paths	Location: Land to the south of 24 Cennick Road, east of 1 Royal Court, Galgorm Road and adjacent River Maine. Land south of Galgorm Community Centre, Galgorm Road and land south of Creative Gardens, Galgorm, Ballymena (3 locations)
Applicant Name and Address: Mid and East Antrim Borough Council The Braid 1-29 Bridge Street Ballymena BT43 5EJ	Agent Name and Address: Mark Smyth 22/24 Lodge Road Coleraine Northern Ireland BT52 1NB
Date of last Neighbour Notification:	3 November 2025
Date of Press Advertisement:	N/A
EIA Determination: N/A	
Consultations: DFI Roads – no objections. Historic Environment Division – no objections. Conservation officer – no objections.	
Representations:	
Letters of Support	0
Letters of Objection	0
Petitions	0
Signatures	0
Number of Petitions of Objection and signatures	0

Site Visit Report

Site Location Plan:



Date of Site Visit: 17/10/2025

Characteristics of the Site and Area

The site is located on lands to the south of 24 Cennick Road, Gracehill east of 1 Royal Court, Galgorm Road and adjacent River Maine. Land south of Galgorm Community Centre, Galgorm Road and land south of Creative Gardens, Galgorm, Ballymena (3 locations).

The site is partially within the settlement limits for Ballymena as designated through the extant Departmental Development Plan – The Ballymena Area Plan 1986-2001, and partially within the open countryside. Gracehill is a Conservation Area and World Heritage Site with a defined buffer zone which includes part of the application site.

Surrounding land uses are predominately residential and commercial within the settlement limits with Galgorm Castle, Galgorm Golf Club and associated commercial land uses located to the south and east.

Description of Proposal

The application is for way finding and information signs to accompany a series of approved paths approved under LA02/2024/0636/F. There are 3 types of signage: a Welcome sign for Gracehill, interpretation panels and timber fingerpost signs. The signs are sited along the recently approved footpath network and at key entrances and interpretive nodes.

Planning Assessment of Policy and Other Material Considerations

Planning history

LA02/2024/0636/F – Construction of pedestrian paths including associated fencing, access gates, cattle crossing gates, new planting and resurfacing works. Permission granted.

LA02/2025/0532/DC – Discharge of condition 2 (LA02/2024/0636/F) Submission of archaeology programme of works. Condition discharged.

Consultations

DFI Roads – no objections.

Historic Environment Division – no objections.

Conservation officer – no objections.

Objections

No objections have been received in respect of the application.

Relevant planning policy

The application has been assessed against the following planning policy and guidance:

- The Regional Development Strategy (RDS) 2035
- Ballymena Area Plan 1986-2001
- The Strategic Planning Policy Statement for Northern Ireland (SPPS) 2015
- Mid and East Antrim Local Development Plan 2030 Plan Strategy
- Policy AD1 The Control of Advertisements
- Policy HE6 Conservation Areas

Section 45(1) of the Planning Act (NI) 2011 (the Act) requires regard must be had to the Local Development Plan (LDP), so far as material to the application, and to any other material considerations. Section 6(4) of the Act states that where regard is to be had to the LDP, the determination must be made in accordance with the LDP unless material considerations indicate otherwise. The Planning Act (NI) 2011 establishes a plan-led planning system which gives primacy to the LDP in the determination of planning applications unless other material considerations indicate otherwise.

Mid and East Antrim Borough Council adopted the Local Development Plan 2030 Plan Strategy on 16th October 2023. The Plan Strategy became effective from the date of adoption and is relevant to the consideration of the following planning application. The Council has yet to adopt its Local Policies Plan. In the interim, in line with the transitional arrangements set out in the Schedule to the Regulations, the LDP is

currently a combination of the departmental development plan (DDP) and the Plan Strategy read together. Any conflict between a policy contained in the DDP and those of the Plan Strategy must be resolved in favour of the Plan Strategy.

Strategic Planning Policy Statement Paragraph 6.6 – World Heritage Sites

Development that would adversely affect the Outstanding Universal Value of a World Heritage Site or the integrity of its setting must not be permitted unless there are overriding exceptional circumstances.

Planning authorities must carefully consider applications affecting the Outstanding Universal Value of such sites, particularly taking into account the safeguarding of critical views to and from the site, the access and public approaches to the site and the understanding and enjoyment of the site by visitors.

The signs are to be located within the World Heritage Site, its buffer, Gracehill Conservation Area and the wider setting of Galgorm Castle. The siting of all signage has been carefully chosen to align with the approved path network, avoiding intrusion on key views or designated heritage assets. The scheme is likely to improve visitor orientation and contribute positively to the interpretation and understanding of the World Heritage Site and its outstanding universal value without adverse effect on its significance, setting or key views.

Policy AD1 – The Control of Advertisements

Consent to display an advertisement will be refused where:

- a) The cumulative effect of a number of advertisements on a property or within a locality result in advertising clutter;*
- b) The effect of any illumination used on the advertisement, particularly on the locality or a neighbouring property, is detrimental to amenity;*
- c) The advertisement does not respect the overall design of the property, particularly in circumstances where the property retains its original design or architectural features;*
- d) The advertisement may cause driver distraction or obstruct vision;*
- e) The advertisement may obstruct or impede pedestrian access or pedestrian flow; or*
- f) The advertisement would unacceptably detract from the quality and character of our countryside.*

The signage is non-illuminated, limited in number and spaced throughout the approved path network, avoiding cumulative impact or visual clutter. The signage is modest in scale and sensitively designed, employing durable natural materials including FSC-certified hardwood and Corten steel, both of which will weather to a subdued finish. The restrained colour palate and traditional form of the fingerposts are compatible with the rural landscape setting, while the Corten steel interpretation boards introduce a

contemporary element that remains modest in scale and sensitive to the character of the setting.

The signage will not cause driver distraction, obstruct vision nor impede pedestrian flow.

Policy HE6 Conservation Areas

The legibility of the Conservation Area, including its open landscape setting to the east and south, will not be diminished. The scale, alignment, positioning and materials respect the characteristics of the distinct character and setting within the Conservation Area and the integrity of the wider setting of the Conservation Area. The proposed signs are acceptable; they are sympathetic in scale, siting and materials and will not give rise to adverse effects on the character and appearance of the Conservation Area.

The proposed signage is appropriate for this sensitive location and accords with the Local Development Plan.

Neighbour Notification Checked	Yes
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Summary of Recommendation

Recommend approval of Consent.

Condition:

1. The development hereby permitted must be begun within five years from the date of this permission.

Reason: As required by Section 61 of the Planning Act (Northern Ireland) 2011.

Case Officer Signature:

Date: 17 November 2025

Appointed Officer Signature:

Date: 17 November 2025

Development Management Consideration

Details of Discussion:

Signage is appropriate for this location and accords with the MEABC Local Development Plan.

Letter(s) of objection/support considered: None Received

Group decision: Consent

D.M. Group Signatures

Date 17 November 2025

Council/Committee:	Planning Committee
Date:	27 November 2025
Report Title:	Council Planning Department's response to DfI's 'Sustainable Drainage Systems (SuDS) in New Housing Developments' public consultation document
Publication Status:	Open
Author:	Kyle Patterson, Acting Head of Planning & Building Control
Approver:	Jonathan McGrandle, Acting Director of Development

1. Purpose

- 1.1. The purpose of this report is to inform the Committee of the Council Planning Department's response to the Department for Infrastructure's (DfI) public consultation on 'Sustainable Drainage Systems (SuDS) in New Housing Developments' and seek agreement for its submission prior to the consultation deadline of 19 December 2025.

2. Background

- 2.1. DfI has prepared a 'Sustainable Drainage Systems (SuDS) in New Housing Developments' consultation document and is seeking comments from stakeholders on the proposals.
- 2.2. The document highlights how sustainably managing our drainage and wastewater systems is integral to continuing to allow our economy to grow and allow much needed new homes to be built.
- 2.3. It also highlights the importance of incorporating new drainage techniques into new developments that can lessen the demands on our wastewater systems and sewerage infrastructure, and at the same time lessen the impacts of climate change and potentially reduce pollution.
- 2.4. It is recognised that in order to achieve this we need to integrate nature-based drainage solutions into future developments. By doing so will help to protect the water quality of our rivers and loughs, improve the future performance of our sewerage systems, and reduce the risk of flooding.
- 2.5. Primary legislation enacted in 2016 allowed for 'the use of landscaping, natural features or any other kind of arrangement' to manage surface water in new developments. These are collectively known as nature-based SuDS (or Soft SuDS) and include natural features that manage water on the surface including raingardens, swales and detention basins.
- 2.6. However, unlike Hard or Structural SuDS, such as oversized pipes, stormwater separation, and underground attenuation tanks, there are

currently no formal arrangements for approval or for agreeing the ownership and management responsibility of nature-based SuDS.

- 2.7. The focus of this consultation is therefore on developing and implementing new policies and regulatory arrangements to ensure nature-based SuDS are provided in new housing developments in the future.
- 2.8. This consultation also builds on The Water, Sustainable Drainage and Flood Management Bill introduced to the NI Assembly earlier this year, which sought to provide DfI with enabling powers to regulate for SuDS in new developments.
- 2.9. More locally, the Mid and East Antrim Borough Council Local Development Plan 2030 – Plan Strategy (adopted October 2023) included a new policy requiring SuDS in developments of a certain size and scale, and in certain locations. We were one of the first Councils to require this. However, our policy does not specify that these SuDS have to be nature-based. The policy approach now being proposed by DfI would go even further than our LDP[policy and now require nature-based/soft SuDS in all new housing developments.

3. Key Issues for Consideration

- 3.1. The consultation asks eight questions around a number of key areas that need clear policy and guidance to allow for the more mainstream use of these nature-based sustainable drainage systems. These include Design Standards, Approval Processes, and Maintenance Arrangements.
- 3.2. The Planning Department response agrees with and recognises the need for more nature-based SuDS in developments, however at this stage we would not agree with a blanket requirement for all housing developments to include these types of drainage solutions as they may not be viable or suitable on all sites.
- 3.3. The response also highlights the importance of regional guidance on both design standards and maintenance standards of nature-based SuDS as currently there is little expertise on these matters within Northern Ireland.
- 3.4. The response strongly supports the need for a new regulatory Drainage Body to be set up to be responsible for approving the design and construction of nature-based SuDS. It suggests this should be funded primarily through application fees by the developer, with the potential for additional funding from the public purse in the longer term as savings are realised through the reduction in the amount of wastewater needing treated and less flooding events, due to the benefits of these nature-based SuDS.

- 3.5. Additionally, the response highlights the importance of ongoing maintenance and management arrangements for these nature-based SuDS, and the requirement for these to be funded primarily by the residents of developments which benefit most from this.
- 3.6. In conclusion, the Council suggests to the Department that consideration should be given to NI Water considering adopting systems which have well maintained nature-based SuDS within that system. However, it is acknowledged this would require a change in drainage legislation.

4. General Considerations / Implications

- 4.1. Should the regional policy requiring all housing developments to include nature-based SuDS be implemented, then the Council Planning Department may have to review their LDP Plan Strategy policy on SuDS to reflect the changes in regional policy.

5. Recommendation or Decision

- 5.1. Elected Members are asked to agree the issuing of the consultation response.

6. Appendices / Links

Appendix 1 – Mid and East Antrim Borough Council Planning Department response to DfI's public consultation on 'Sustainable Drainage Systems (SuDS) in New Housing Developments' (Sept – Dec 2025)

Link 1 – [Link to DfI consultation document on SuDS in New Housing Developments](#)

Appendix 1

Mid and East Antrim Borough Council Planning Department response to DfI's public consultation on '*Sustainable Drainage Systems (SuDS) in New Housing Developments*' (Sept – Dec 2025)

Consultation Question 1

Do you agree that nature-based SuDS should be a requirement in all new housing developments?

~~Yes~~ / ~~No~~ / Not sure

This essentially depends on the level of nature based/soft SuDS being required.

Yes, every housing development should be able to include some form of small scale SuDS such as permeable surfaces, water butts, and maybe even raingardens. However, presumably this would require a change in planning policy and building control regulations to ensure these are required to be put in place and retained in those developments.

However, larger scale nature based SuDS such as swales and ponds should not be a requirement in all new housing developments as in some cases they may not be viable or suitable on all sites. Rather than these being required for all new housing developments, large scale nature based SuDS should only be a requirement for certain sizes of developments, or for developments in certain locations (for example those developments which meet a certain threshold and/or trigger the need for a Drainage Assessment).

Consultation Question 2

Do you agree that the SuDS Management Train approach should be the preferred drainage solution for new developments?

Yes / ~~No~~ / ~~Not sure~~

Agree that SuDS should not be comprised of standalone components but rather a system of interconnected multiple interventions which combine to help deal with water locally on site and ensure the most effective outcome in intercepting and treating runoff which mimics natural drainage processes.

Consultation Question 3

Do you agree that new regional guidance on the design and maintenance standards of nature-based SuDS is required?

Yes / ~~No~~ / ~~Not sure~~

Regional guidance to back up policy is vital to ensure that SuDS schemes are appropriately designed for each site and not simply considered on a one size fits all approach. This will require cross departmental buy-in so that permeable surfaces and nature-based solutions are considered acceptable and adoptable by other departments.

The suitability of nature based SuDS for any new development will require a regulatory body to advise and sign-off on. Section 76 planning agreements will also be required to ensure the long term maintenance and management of such.

Consultation Question 4

Which organisation should be responsible for approving the design and construction of nature-based SuDS proposals?

~~Department (DfI) / NI Water / Councils / New Drainage Body / Developer (by self-assurance) / Other~~ (please state) What is the reason for your choice

A new Drainage Body should be responsible for approving the design and construction of nature-based SuDS proposals. As this is cross departmental and multi-disciplinary, this new Drainage Body should be made up primarily of those from DfI and NI Water who will have a plethora of professional expertise in drainage and will ensure a high standard of regulation. It should *not* be left to developers or councils to operate.

Consultation Question 5

How should the costs of administering any new nature-based SuDS Approval Body be met?

~~Public Funding Only / Application Fees Only / Public Funding and Fees / Other~~ (please state)

Primarily, costs should be met through application fees. However, given the potential savings of nature-based SuDS on the public purse due to less water entering the drainage network requiring treatment as well as less flooding, there may be scope for public funding to assist in the administration costs of a SuDS approval body and to ensure this body is given the best chance of improving our drainage infrastructure for the good of all society.

Consultation Question 6

Which organisation should be responsible for the future maintenance of nature-based SuDS features in new housing developments?

~~Department (DfI) / NI Water / Councils / New Drainage Body / Private Management Companies / Other~~ (please state) What is the reason for your choice?

Private Management Companies should be responsible for ongoing maintenance, in a similar manner to the current maintenance arrangements for open space and communal areas in many residential developments. Section 76 planning agreements will be required to ensure this is carried out in perpetuity.

Consultation Question 7

Who should pay for the future maintenance cost of nature-based SuDS features in new housing developments?

~~Department (DfI) / NI Water / Councils / Developer / Residents / Other~~ (please state) What is the reason for your choice?

Residents should be responsible for the cost of ongoing maintenance of nature-based SuDS, in a similar manner to the current maintenance arrangements for open space and communal areas in many residential developments. It is the residents who will primarily benefit from a more attractive and sustainable place to live.

Consultation Question 8

Do you have any further comments or suggestions on the nature-based SuDS proposals included in this consultation document.

More clarification is required as to what types of nature-based or soft SuDS NI Water may consider adopting in the future. Currently, developers may be reluctant to include any form of soft SuDS, no matter how small, anywhere within their scheme if that were to jeopardise them getting their drainage infrastructure connected or adopted by NI Water. This flexibility (which would require a change in legislation) may encourage more developers to embrace nature based/soft SuDS rather than by default going for hard SuDS which they are more certain to get connected and adopted by NI Water under an Article 161 agreement.

Council/Committee: Planning Committee
Date: 27 November 2025

Report Title: Council Planning Department's response to DfI's public consultation on the 'Review of Planning Fees.'

Publication Status: Open

Author: Kyle Patterson, Acting Head of Planning & Building Control

Approver: Jonathan McGrandle, Acting Director of Development

1. Purpose

- 1.1. The purpose of this report is to inform the Committee of the Council Planning Department's response to the Department for Infrastructure's (DfI) public consultation on 'The Review of Planning Fees' and seek agreement for its submission prior to the consultation deadline of 23 December 2025.

2. Background

- 2.1. DfI has prepared a 'Review of Planning Fees' consultation document and is seeking comments from the public and stakeholders on the proposals.
- 2.2. These potential changes focus on the introduction of set fees for non-material changes and discharge of conditions planning applications.
- 2.3. At the time of transfer of the planning functions to local government in April 2015, fees for application types such as non-material changes and discharge of conditions were not introduced as the Department at that time took the decision that the new two-tier planning system would need sufficient time to bed in before any new fees should be introduced.
- 2.4. This resulted in councils processing applications for non-material changes and discharge of conditions without any associated fee being payable.
- 2.5. In the 2022 Review of the Implementation of the Planning Act (NI) 2011 (RIPA) report, the Department considered there is now merit in reviewing planning fee categories and the fees themselves to establish if they remain fit for purpose and cover the costs of processing applications in line with the requirements of Managing Public Money (NI).

3. Key Issues for Consideration

- 3.1. The consultation asks nine questions around the introduction of fees for certain types of planning applications and suggests what the appropriate amount to be charged should be.

- 3.2. The Planning Department response agrees that fees for these types of applications should be introduced, and offers suggestions to the level of those fees, to ensure the financial sustainability of the planning system by requiring applicants, rather than ratepayers, to cover the costs associated with processing such planning applications.

4. General Considerations / Implications

- 4.1. Depending on the outcome of this consultation and subsequent changes to the Planning Fees legislation as a result, Council should receive additional income from processing such planning applications which will help ensure the efficient running of the Council's planning services.

5. Recommendation or Decision

- 5.1. Elected Members are asked to agree the issuing of the consultation response.

6. Appendices / Links

Appendix 1 – Mid and East Antrim Borough Council Planning Department's response to DfI's public consultation on the 'Review of Planning Fees'.

Link 1 – [Link to DfI consultation document on 'The Review of Planning Fees'](#)

Appendix 1

Mid and East Antrim Borough Council Planning Department's response to DfI's public consultation on the 'Review of Planning Fees'.

Q1. Please select the category of respondent most appropriate to you:
Council

Please provide your organisation's name:
Mid & East Antrim Borough Council

Q2. Do you agree with the above proposal to introduce a set fee for non-material changes applications?
Yes

Please provide additional information in support of your answer:

Planning fees are designed to ensure the financial sustainability of the planning system by requiring applicants, rather than ratepayers, to cover the costs associated with processing planning applications. These fees help offset the administrative and assessment expenses incurred by local authorities and form part of a broader approach to maintaining a sustainable planning service. As with other planning applications, the processing of a Non-Material Change (NMC) application involves staff time and administrative expense, and it is therefore considered appropriate that the associated costs are borne by the applicant rather than ratepayers.

Q3.
Do you agree with the above proposal to set the fee level at £115 for non-material changes applications?
Yes

Please provide additional information in support of your answer:

A fee of £115 for a Non-Material Change application is in general conformity with all other fees relating to the planning process and thus considered appropriate.

Q4.
Do you agree with the above proposal to introduce a set fee for discharge of conditions applications?
Yes

Please provide additional information in support of your answer:

The argument that a fee has already been paid for the full or Reserved Matters application preceding the discharge of condition application is immaterial. The discharge of conditions requires staff time, administrative resources, and incurs associated expenses. In many cases, conditions are imposed because the information provided at the initial planning application stage is insufficient to enable a full assessment to take place. Following advice from consultees, Council consider such conditions are essential to ensuring that development does not result in harm to the environment, public amenity, or other material considerations.

Q5.
Do you agree with the above proposal to set the fee level at £115 for discharge of conditions applications?
No

Please provide additional information in support of your answer:

Given the processing requirements for this type of application, and the need to re-consult with consultees on occasion, it is considered the fee for discharge of conditions should be

higher than that of a Non-Material Change application and more aligned to the fees in other UK jurisdictions where discharge of conditions attract a fee ranging from £115 to £298. There could be fee reductions built in for householder applications, as in England and Wales.

Q6.

Are there any other planning application types or planning services which are not currently charged for, but which in your view should attract a fee?

- Tree Preservation Order
- Planning Advice Notice
- Pre-Application Discussion
- Other

No

Please provide additional information in support of your answer:

The implementation of a Tree Preservation Order (TPO) often requires significant time and resources, not only from the Planning team but also from the Council's legal representatives. This level of involvement would reasonably justify the introduction of a substantial fee. However, the key consideration lies in determining who should bear this cost. While it might be assumed that the landowner would be responsible, it is important to acknowledge that at times landowners are disinclined to support the imposition of a TPO. Consequently, requesting and collecting such a fee from them may prove impractical.

Q7.

Are there any other planning application types or planning services for which the current fee level or structure is inappropriate / insufficient?

Yes

Please provide evidence in support of your answer:

Fees were introduced to help councils cover the costs of processing planning applications and ensure the system is financially sustainable. This is currently not the case as costs exceed revenue. As such there should be an increase in all planning fees to ensure that this trend is reversed.

Q8.

Do you agree with proposals for planning fees to continue to be adjusted annually in line with inflation?

Yes

Please provide evidence in support of your answer:

Costs should be increased in line with inflation to ensure the planning services offered by councils remain financially sustainable as staff and other material costs continue to increase. Adjusting fees ensures the regulatory planning services offered by a council can continue to operate effectively. Regularly increasing fees by a small amount can also be a more manageable practice for both the council and users of the service.

Q9.

Do you agree that the Bank of England CPI is the most appropriate index measure to use?

Yes

Please provide evidence in support of your answer:

Consumer price inflation is considered the most comprehensive measure of inflation and thus the best gauge when determining an increase in planning fees.

