

How has austerity impacted on Local Planning Authorities?

- Budget cuts- planning budget 46% lower
- Fewer staff- increased officer workload- slower decisions or less examination?
- Council's focus more on supporting development that will bring in money?

What were the differences between the planning policy and planning decisions on PBSA in Shieldfield before and after austerity was introduced?

- National Planning Policy Framework (NPPF) takes power away from the Council- focuses on supporting housing and development that is viable and can make profits
- No Council policy sets out what the definition of a 'balanced community' is
- Examination of PBSA is consistent before and after austerity- aim is to free up housing in Jesmond/Heaton

Can the Council say no to PBSA developers?

- 1873 student beds created in Shieldfield since 2010- expected to release 624 student houses in Jesmond/Heaton. Estimated additional £718,000 Council Tax raised from this.
- New Homes Bonus received for PBSA in Shieldfield- matches Council Tax gains for 6 years
- PBSA brings big planning application fees
- PBSA counts towards the Councils 5 year housing supply
- Much of the PBSA built on vacant sites, previous industrial land