

Public Document Pack

Mid Devon District Council

Environment Policy Development Group

Tuesday, 24 September 2019 at 5.30 pm
Exe Room, Phoenix House, Tiverton

Next ordinary meeting
Tuesday, 26 November 2019 at 5.30 pm

Those attending are advised that this meeting will be recorded

Membership

Cllr B G J Warren
Cllr E J Berry
Cllr W Burke
Cllr D R Coren
Cllr B Holdman
Cllr R F Radford
Cllr R L Stanley
Cllr Ms E J Wainwright
Cllr J Wright

A G E N D A

Members are reminded of the need to make declarations of interest prior to any discussion which may take place

- 1 **Apologies and substitute Members**
To receive any apologies for absence and notices of appointment of substitute Members (if any).

- 2 **Public Question Time**
To receive any questions relating to items on the Agenda from members of the public and replies thereto.

Note: A maximum of 30 minutes is allowed for this item.

- 3 **Declarations of Interest under the Code of Conduct**
Councillors are reminded of the requirement to declare any interest, including the type of interest, and reason for that interest, either at this stage of the meeting or as soon as they become aware of that interest.

- 4 **Minutes of the Previous Meeting (Pages 5 - 10)**
Members to consider whether to approve the minutes of the last meeting of the Group held on 6th August 2019 as a correct record.

The Group is reminded that only those members of the Group present at

the previous meeting should vote and, in doing so, should be influenced only by seeking to ensure that the minutes are an accurate record.

5 **Chairman's Announcements**

To receive any announcements that the Chairman may wish to make.

6 **Performance and Risk** (*Pages 11 - 18*)

To provide Members with an update on performance against the corporate plan and local service targets for 2019-2020 as well as providing an update on the key business risks.

7 **Financial Monitoring**

To receive a verbal report from the Deputy Chief Executive (S151) presenting a financial update in respect of the income and expenditure so far in the year.

8 **Waste and Recycling Annual Update**

To receive a verbal update regarding Waste and Recycling Services by way of a presentation from the Group Manager of Street Scene and Open Spaces

9 **Update of Home Electric Car Charging Points** (*Pages 19 - 22*)

To receive an update from the Head of Planning, Economy and Regeneration on how the provision of solar panels and home electric car charging points in all new developments across the district for all new properties may be achieved through the planning policy process.

10 **Climate Change Declaration**

To receive a verbal update from the Group Manager for Corporate Property and Commercial Assets on the action taken to calculate the Council's corporate carbon footprint.

Members to discuss the formation of a Working Group, proposed by the Chairman, to define the policy and strategy with regard to the Council meeting its Climate Change Declaration and to agree the membership of the Working Group.

Members to discuss the Chairman's proposal that a recommendation be made to Cabinet that a lead Cabinet Member be assigned to the progress of the Climate Change Declaration.

11 **Identification of Items for Future Meetings**

Members are reminded that the following items are due to be presented at a future meeting:

Performance and Risk
Financial Monitoring
Draft Budget
Single Use Plastics

Climate Change Declaration

Note: This item is limited to 10 minutes. There should be no discussion on the items raised.

Stephen Walford
Chief Executive
Monday, 16 September 2019

Anyone wishing to film part or all of the proceedings may do so unless the press and public are excluded for that part of the meeting or there is good reason not to do so, as directed by the Chairman. Any filming must be done as unobtrusively as possible from a single fixed position without the use of any additional lighting; focusing only on those actively participating in the meeting and having regard also to the wishes of any member of the public present who may not wish to be filmed. As a matter of courtesy, anyone wishing to film proceedings is asked to advise the Chairman or the Member Services Officer in attendance so that all those present may be made aware that is happening.

Members of the public may also use other forms of social media to report on proceedings at this meeting.

Members of the public are welcome to attend the meeting and listen to discussion. Lift access the first floor of the building is available from the main ground floor entrance. Toilet facilities, with wheelchair access, are also available. There is time set aside at the beginning of the meeting to allow the public to ask questions.

An induction loop operates to enhance sound for anyone wearing a hearing aid or using a transmitter. If you require any further information, or

If you would like a copy of the Agenda in another format (for example in large print) please contact Carole Oliphant on:

Tel: 01884 234209

E-Mail: coliphant@middevon.gov.uk

Public Wi-Fi is available in all meeting rooms.

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MID DEVON DISTRICT COUNCIL

MINUTES of a **MEETING** of the **ENVIRONMENT POLICY DEVELOPMENT GROUP**
held on 6 August 2019 at 5.30 pm

Present Councillors

E J Berry, W Burke, D R Coren, L J Cruwys,
R Evans, B Holdman, R F Radford,
Ms E J Wainwright and B G J Warren

**Apologies
Councillor(s)** R L Stanley and J Wright

**Also Present
Councillor(s)** R M Deed, C J Eginton and L D Taylor

**Also Present
Officer(s):** Stephen Walford (Chief Executive), Andrew Pritchard (Director of Operations), Catherine Yandle (Group Manager for Performance, Governance and Data Security), Andrew Busby (Group Manager for Corporate Property and Commercial Assets), Lisa Lewis (Group Manager for Business Transformation and Customer Engagement), Stuart Noyce (Group Manager for Street Scene and Open Spaces), John Bodley-Scott (Economic Development Team Leader) and Carole Oliphant (Member Services Officer)

15 **APOLOGIES AND SUBSTITUTE MEMBERS (00.02.00)**

Apologies were received from Cllr J Wright who was substituted by Cllr L Cruwys and Cllr R L Stanley who was substituted by Cllr R Evans.

16 **DECLARATIONS OF INTEREST UNDER THE CODE OF CONDUCT (00.02.37)**

There were no declarations made.

17 **VICE CHAIRMAN (00.02.46)**

In the absence of the Vice Chairman the Chairman requested that a Member of the Group take the role of Vice Chairman for the meeting.

The Group **AGREED** that Cllr D Coren act as Vice Chairman for the meeting.

18 **PUBLIC QUESTION TIME (00.03.37)**

Mr Richardson spoke with regard to item 6 and stated that he was a resident of Bolham. He commended officers for keeping Tiverton clean over the summer, the cleaning of the Westexe pond and the installation of a litter bin at Morrisons which had reduced litter in Kennedy Way. He highlighted the amount of litter in Westexe

Park and informed the Group that he clears the park of rubbish weekly. He asked that part of the budget for 2020/2021 included the purchase of mobile cameras which could be installed in Westex Park initially and then used in other locations to monitor littering. He stated that despite numerous complaints to the Council that there was a build-up of rubbish behind the changing rooms which had not been cleared.

The Group Manager for Corporate Property and Commercial Assets explained that the annual CCTV report would be presented to the Community PDG on 20th August 2019 and that he would ensure that the report was updated with reference to the possibility of the Council to use mobile CCTV cameras. He stated that he would contact the tenants of the changing rooms at Westex Park to establish why the rubbish had not been cleared.

Ana Hendy referring to item 9 on the agenda asked the Group what plans they had to involve the Tiverton Town Centre Working Party on climate change in discussions about the work required to achieve the climate change declaration.

Theresa Pointing again referring to item 9 on the agenda and explained that she was part of a transition group, Sustainable Tiverton, who were an association of people leading the way on low carbon and setting examples. She made the Group aware of plans for local open public sessions throughout Mid Devon where people could meet and discuss the issues. She asked the Group if they would look to engage with local groups already set up.

Charles Mossman from Sustainable Crediton referring to item 9 asked the Group what timeframes were being put in place for local communities to achieve the declaration and how local groups could be involved.

Denise Ross speaking with regard to item 9 on the agenda asked the Group how community groups could be involved in achieving the declaration.

19 **MINUTES OF THE PREVIOUS MEETING (00.18.13)**

The minutes of the meeting held on 11th June 2019 were approved as a correct record and **SIGNED** by the Chairman.

20 **CHAIRMAN'S ANNOUNCEMENTS (00.19.17)**

The Chairman had no announcements to make.

21 **PERFORMANCE AND RISK (00.19.30)**

The Group received and **NOTED** the *Performance and Risk report from the Group Manager for Performance Governance and Data Security who explained this was the first report for 2019-2020. She highlighted to the Group that the current performance indicators were based on the existing corporate plan which would need to be adjusted to incorporate the climate change declaration.

Note: *Report previously circulated and attached to the minutes.

22 CONNECTING THE CULM PROJECT (00.22.19)

The Group had before it and **NOTED** a *report of the Head of Planning, Economy and Regeneration with regard to the Connecting the Culm Project he Economic Development Team Leader outlined the contents of the report and explained that the project was a partnership with MDDC, DCC, the Environment Agency and the National Trust, looking at the resilience of the Culm to climate change. He explained that the Culm was chosen for the project because of its size.

He outlined the aims of the project and that flooding issues, biodiversity and enjoyment of the river were all being investigated. The reason for MDDC involvement was the development of the Garden Village and that the findings would be fed into the design which included off site mitigation for flood risk. He explained that the project was a planning requirement for the Garden Village.

Members discussed the role that agriculture and in particular soil compacting played on the flood risk of local developments.

The Economic Development Team Leader confirmed that the project would be looking at hydroelectricity solutions but as the flow in the Culm was small there were a complex number of leats which may be able to be utilised.

Note: *Report previously circulated and attached to the minutes.

23 PLAY AREA SAFETY INSPECTION POLICY (00.35.40)

The Group had before it a *report from the Group Manager for Corporate Property and Commercial Assets regarding the Play Area Risk Assessment and Safety Inspection review.

He explained the content of the report and informed the Group that this was the risk assessment process and that the Council had a duty of care to inspect all of its play areas. He stated that the areas with the highest risk required more frequent inspections.

He confirmed that the report was recommending that the number of weekend inspections be reduced but stated that there would be more robust inspections on Fridays immediately preceding a bank holiday.

Members complimented officers on the safety record of the play areas and the frequency of bin emptying on the sites. Members thanked officers for ensuring that the Westexe Paddling Pool had been re-opened for the summer.

It was therefore **RECOMMENDED** to the Cabinet that the following be **NOTED**:

1. That the current risk assessments and proposed reduction in safety inspections were considered adequate to meet the Council's responsibilities and for individual pieces of play equipment to be identified on the Risk Assessment Forms
2. That digital transformation of the current inspection methods would make the task more efficient and that the implementation of a process would be expedited

(Proposed by Cllr E J Berry and seconded by Cllr D R Coren)

Note:

Cllr B G J Warren declared personal interest as he was the Chairman of Willand Parish Council who used MDDC to carry out safety inspections on its play areas.

*Report previously circulated and attached to the minutes

24 CLIMATE CHANGE DECLARATION (00.43.46)

The Group had before it *reports of the Group Manager for Corporate Property and Commercial Assets which provided Members with an overview of measures already introduced by the Council which support the intent behind the climate change declaration and the Group Manager for Business Transformation and Customer Engagement which considered the best way to facilitate public engagement in the climate change public policy agenda.

The Chairman explained that the Group wanted to understand what the Council had already done in terms of carbon reduction measures and they were keen to find ways to involve the public moving forward. He explained that MDDC officers were involved with the DCC taskforce and would be feeding into the project.

Members discussed ways of involving a public discussion on the subject at parish level and the provision of a template that Members could utilise at parish meetings to facilitate discussions.

The Group Manager for Business Transformation and Customer Engagement stated that the Council was very conscious that people wanted to be involved and that she would point both Members and the public to the DCC website to see what was being done at county level. She informed the Group that officers would be willing to facilitate public meetings if that was required and would take the details of the public at the meeting today in order to contact them and establish how this could work.

Members stated that MDDC had already implemented a strategy of energy efficiency that helped towards carbon reduction and needed to consider what could be done and how fast at local level so that public expectations could be managed. Members felt that the Council should get the information across to the public on what had been achieved so far.

The Chief Executive reminded the Group that when the declaration was made there was a commitment that the Council would provide details of its own carbon emissions (baseline) within 6 months. He explained that officers were working with the county council and other districts and that this first piece of work would be looking at the Councils own carbon emissions. There was a second part to the declaration regarding carbon emissions across the wider district area, and this was a county wide process being administered by DCC which would bring together a 'Net Zero Task Force' and would also include public participation through a Citizens Assembly. He stated that the Mid Devon strategy should be bringing together local requirements and feeding into what was happening at county level.

Conversations were held about the knowledge base within the local community groups which had evolved and that the council and the groups should be working together to come up with solutions for the district. Members felt that climate change was an issue that members of the public were engaged in and just wanted to be heard and to help make a difference.

Members discussed local press reports which suggested that MDCC would encourage residents to ditch their cars and agreed that, despite reports in the press, the Council's policy and strategy with regard to the climate change declaration had not yet been formulated.

The Chairman explained that he was mindful that officers required a steer from the Group on what they required to formulate a policy and strategy and the Group discussed the setting up of a working group to define this. Members **AGREED** that the formulation of the working group should be deferred until the DCC taskforce was operational and there was more information on the scope of the taskforce.

The Group then discussed the Chairman's proposal that a recommendation be made to Cabinet that a single Cabinet Member be responsible for the climate change declaration and the Group **AGREED** to defer any decision on this until the September meeting.

RESOLVED that the update report on the climate emergency declaration and the climate change and public engagement report be **NOTED**.

(Proposed by Cllr L Cruwys and Cllr R Radford)

Note: *Reports previously circulated and attached to the minutes.

25 IDENTIFICATION OF ITEMS FOR FUTURE MEETINGS (01.23.13)

There were no items identified for a future meeting.

(The meeting ended at 7.00 pm)

CHAIRMAN

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**ENVIRONMENT PDG
24 SEPTEMBER 2019:**

AGENDA ITEM:

PERFORMANCE AND RISK REPORT

Cabinet Member Cllr Luke Taylor
Responsible Officer Director of Operations, Andrew Pritchard

Reason for Report: To provide Members with an update on performance against the corporate plan and local service targets for 2019-20 as well as providing an update on the key business risks.

RECOMMENDATION(S): That the PDG reviews the Performance Indicators and Risks that are outlined in this report and feeds back any areas of concern to the Cabinet.

Relationship to Corporate Plan: Corporate Plan priorities and targets are effectively maintained through the use of appropriate performance indicators and regular monitoring.

Financial Implications: None identified

Legal Implications: None identified

Risk Assessment: If performance is not monitored we may fail to meet our corporate and local service plan targets or to take appropriate corrective action where necessary. If key business risks are not identified and monitored they cannot be mitigated effectively.

Equality Impact Assessment: No equality issues identified for this report.

Impact on Climate Change: This PDG has been tasked with considering the Council's own policy response(s) to the Climate Change Declaration made at Full Council on 26 June 2019.

1.0 Introduction

- 1.1 Appendix 1 provides Members with details of performance against the Corporate Plan and local service targets for the 2019-20 financial year. The PDG is invited to suggest measures they would like to see included in the future for consideration.
- 1.2 Appendix 2 shows the section of the Corporate Risk Register which relates to the Environment Portfolio. See 3.0 below.
- 1.3 Appendix 3 shows the profile of all risks for the Environment at present.
- 1.4 All appendices are produced from the corporate Service Performance And Risk management system (SPAR).

2.0 Performance

- 2.1 Regarding the Corporate Plan Aim: **Increase recycling and reduce the amount of waste: % of household waste reused, recycled and composted**; all the waste KPIs on Appendix 1 are better than target. These are yet to be verified by DCC however.
- 2.2 Regarding the Corporate Plan Aim: **Reduce our carbon footprint**: The proposal from Exeter University for the benchmarking of MDDC's Carbon Footprint, along with the other Devon districts, as at 2018/19 was received w/c 2 September and is being considered by management.
- 2.3 When benchmarking information is available it is included.

3.0 Risk

- 3.1 Risk reports to committees include strategic risks with a current score of 10 or more in accordance. (See Appendix 2)
- 3.2 Operational risk assessments are job specific and flow through to safe systems of work. These risks go to the Health and Safety Committee biannually with escalation to committees where serious concerns are raised.
- 3.3 The Corporate risk register is regularly reviewed by Group Managers' Team (GMT) and Leadership Team (LT) and updated as required.

4.0 Conclusion and Recommendation

- 4.1 That the PDG reviews the performance indicators and risks for 2019-20 that are outlined in this report and feeds back any areas of concern to the Cabinet.

Contact for more Information: Catherine Yandle, Group Manager for Performance, Governance and Data Security ext. 4975

Circulation of the Report: Leadership Team and Cabinet Member

Corporate Plan PI Report Environment

Monthly report for 2019-2020
Arranged by Aims
Filtered by Aim: Priorities Environment
For MDDC - Services

Key to Performance Status:

Performance Indicators:	No Data	Well below target	Below target	On target	Above target	Well above target
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* indicates that an entity is linked to the Aim by its parent Service

Corporate Plan PI Report Environment																
Priorities: Environment																
Aims: Increase recycling and reduce the amount of waste																
Performance Indicators																
Title	Prev Year (Period)	Annual Target	Apr Act	May Act	Jun Act	Jul Act	Aug Act	Sep Act	Oct Act	Nov Act	Dec Act	Jan Act	Feb Act	Mar Act	Group Manager	Officer Notes
<u>Residual household waste per household (measured in Kilograms) (figures have to be verified by DCC)</u>	119.90 (4/12)	365.00	27.49	57.07	85.01	114.63									Stuart Noyce	
<u>% of Household Waste Reused, Recycled and Composted (figures have to be verified by DCC)</u>	56.15% (4/12)	54.00%	55.78%	56.45%	56.21%	55.71%									Stuart Noyce	
<u>Net annual cost of waste service per household</u>		£45.00	n/a	Stuart Noyce												
<u>Number of Households on Chargeable Garden Waste</u>	9,953 (4/12)	10,000	9,921	10,102	10,109	10,195									Stuart Noyce	
<u>% of missed collections reported (refuse and organic waste)</u>	0.03% (4/12)	0.03%	0.01%	0.01%	0.01%	0.01%									Stuart Noyce	
<u>% of Missed Collections logged (recycling)</u>	0.01% (4/12)	0.03%	0.02%	0.02%	0.02%	0.02%									Stuart Noyce	
Aims: Protect the natural environment																

Corporate Plan PI Report Environment																
Priorities: Environment																
Aims: Protect the natural environment																
Performance Indicators																
Title	Prev Year (Period)	Annual Target	Apr Act	May Act	Jun Act	Jul Act	Aug Act	Sep Act	Oct Act	Nov Act	Dec Act	Jan Act	Feb Act	Mar Act	Group Manager	Officer Notes
Number of Fixed Penalty Notices (FPNs) Issued (Environment)	8 (4/12)		2	4	6	8									Stuart Noyce	

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Print Date: 06 September 2019 13:08

Environment PDG Risk Management Report - Appendix 2

Report for 2019-2020
For Environment - Cllr Luke Taylor Portfolio
Filtered by Flag: Include: * Corporate Risk Register
For MDDC - Services
Filtered by Performance Status: Exclude Risk Status: Low
Not Including Risk Child Projects records, Including Mitigating Action records

Key to Performance Status:

Mitigating Action:

Milestone Missed	Behind schedule	On / ahead of schedule	Completed and evaluated	No Data available
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Risks: No Data (0+) High (15+) Medium (6+) Low (1+)

Environment PDG Risk Management Report - Appendix 2

Risk: Climate Change Declaration The implications to the Council's strategic, budget and medium term financial plans are not yet fully explored and understood. This introduces an increased level of uncertainty.

Service: Governance

Mitigating Action records

Mitigation Status	Mitigating Action	Info	Responsible Person	Date Identified	Last Review Date	Current Effectiveness of Actions
No Data available	Consideration by the Environment PDG	This PDG has been tasked with considering the Council's own policy response (s) to the Climate Change Declaration made at Full Council on 26 June 2019.	Catherine Yandle	19/07/2019	05/09/2019	No Score(0)
On / ahead of schedule	Establishing baseline and definitions	A Devon wide definition of "Carbon footprint" needs to be established so the County can work to a common formula.	Catherine Yandle	19/07/2019	05/09/2019	Satisfactory (2)

Environment PDG Risk Management Report - Appendix 2

Mitigating Action records

Mitigation Status	Mitigating Action	Info	Responsible Person	Date Identified	Last Review Date	Current Effectiveness of Actions
		MDDC's own Carbon footprint will be calculated to establish a baseline for future measurement.				
Current Status: High (25)		Current Risk Severity: 5 - Very High		Current Risk Likelihood: 5 - Very High		
Service Manager: Catherine Yandle						
Review Note: Proposal from Exeter University for carbon footprint work is due w/c 2/9/19						

Risk: ST-Reduction in Garden Waste Customers Loss of income; reduction in recycling rate

Service: Street Scene Services

Mitigating Action records

Mitigation Status	Mitigating Action	Info	Responsible Person	Date Identified	Last Review Date	Current Effectiveness of Actions
Completed and evaluated	Reminder to renew correspondence	To maintain the existing customer base	Lorraine Durrant	06/06/2019	05/07/2019	Fully effective(1)
Completed and evaluated	Social media campaigns & publicity	To ensure that information about the garden waste service reaches as many residents as possible	Lorraine Durrant	06/06/2019	05/07/2019	Fully effective(1)
Current Status: Medium (12)		Current Risk Severity: 4 - High		Current Risk Likelihood: 3 - Medium		
Service Manager: Stuart Noyce						
Review Note: See mitigating actions						

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Print Date: 06 September 2019
13:19

Risk Matrix Environment Appendix 3

Report

Filtered by Service: Grounds Maintenance, Street Scene Services
Current settings

Risk Likelihood	5 - Very High	No Risks	No Risks	No Risks	No Risks	No Risks
	4 - High	No Risks	No Risks	No Risks	No Risks	No Risks
	3 - Medium	No Risks	No Risks	2 Risks	2 Risks	No Risks
	2 - Low	No Risks	3 Risks	5 Risks	11 Risks	11 Risks
	1 - Very Low	1 Risk	5 Risks	4 Risks	2 Risks	2 Risks
		1 - Very Low	2 - Low	3 - Medium	4 - High	5 - Very High
		Risk Severity				

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ENVIRONMENT POLICY DEVELOPMENT GROUP

24 SEPTEMBER 2019

REPORT OF THE HEAD OF PLANNING, ECONOMY AND REGENERATION

ELECTRIC VEHICLE CHARGING POINTS AND ONSITE SOLAR PV IN NEW DEVELOPMENTS

Cabinet Member: Cllr Graeme Barnell, Cabinet Member for Planning & Economic Regeneration

Responsible Officer: Mrs Jenny Clifford, Head of Planning, Economy and Regeneration

Reason for Report:

To provide an update on how the provision of solar panels and home electric car charging points in all new developments across the district for all new properties may be achieved through the planning policy process.

RECOMMENDATION(S):

That the contents of this report be noted.

Relationship to Corporate Plan:

Priority 4: Environment Aim 2

Financial Implications:

There are no financial implications as a direct result of this report.

Legal Implications:

There are no legal implications as a direct result of this report.

Risk Assessment:

The risk is deemed to be low. This report provides an overview of the planning policy options available to consider in relation to solar panels and electric vehicle charging points in new development. Further evidence and analysis will be required to inform any future changes to the Council's planning policies.

Equality Impact Assessment: No equality issues anticipated. A full Equality Impact Assessment has been prepared as part of the Local Plan Review Evidence Base.

Impact on Climate Change: No impact on climate change is anticipated at this stage. However, imposition of higher standards for home electric charging points and solar panel requirements through the planning policy process would have a significant positive impact on Mid Devon's ability to achieve carbon neutrality by 2030. Means of measuring this are currently being investigated.

1.0 Introduction

- 1.1. Mid Devon District Council declared a climate emergency at its meeting of Full Council on 26 June 2019. This included a pledge for Mid Devon to be carbon neutral by 2030. Clearly this is a challenging and ambitious target and one which requires the Council to take a lead in rapidly changing the way in which housing and commercial development comes forward in the district. This report provides an update on how the provision of home electric car charging points and solar pv on new housing and commercial development may be achieved through the planning policy process.

2.0 Electric Vehicle Charging Points in New Developments

- 2.1. A report to the Environment Policy Development Group on 11 June 2019 outlined how the provision of home electric car charging points in all new developments across the district for all new properties may be achieved through the planning policy process. This concluded that the most suitable option in terms of expediency and efficacy was to explore electric vehicle charging points through the emerging Greater Exeter Strategic Plan. Officers from Mid Devon District Council are working closely with Greater Exeter partners to facilitate the appropriate provision of electric vehicle infrastructure.
- 2.2. At the time of writing the 11 June report, it was envisaged that the Greater Exeter Strategic Plan (GESP) would be subject to a draft policies and site options consultation. The Local Planning Authorities are currently taking stock of the progress made on the Greater Exeter Strategic Plan to date and undertaking a review of the timetable is needed. A revised Local Development Scheme will be considered by each GESP council in due course. Notwithstanding this, the Greater Exeter Strategic Plan remains the most suitable opportunity to achieve district-wide policy coverage as quickly as possible.
- 2.3. Notwithstanding the provisions of local planning policy, the government has recently launched a consultation into electric vehicle charging in residential and non-residential buildings. This proposes a series of amendments to Buildings Regulations with the intention of ensuring that all new homes are electric vehicle (EV) ready. In summary, the government's proposed policy positions are as follows:

Policy Position: Residential Buildings

The government proposes every new residential building with an associated car

parking space to have a chargepoint. We proposed this requirement applies to buildings undergoing a material change of use to create a dwelling.

The government proposes requiring every residential building undergoing major renovation with more than 10 car parking spaces to have cable routes for electric vehicle chargepoints in every car parking space.

Policy Position: New Non-Residential Buildings

The government proposes every new non-residential building and every non-residential building undergoing a major renovation with more than 10 car parking spaces to have one chargepoint and cable routes for an electric vehicle chargepoint for one in five spaces.

Policy Position: Existing Non-Residential Buildings

The government proposes a requirement of at least one chargepoint in existing non-residential buildings with more than 20 car parking spaces, applicable from 2025.

- 2.4. The deadline for comments is 7th October 2019.

3.0 Planning policy requirements for solar pv.

- 3.1. As above, it is considered that the most expedient and effective option for planning policy requirements in relation to solar pv on new housing and commercial development is the Greater Exeter Strategic Plan. Any policy requirements must be underpinned by relevant and up-to-date evidence which should be adequate and proportionate, focussed tightly on the policies concerned, and take into account relevant market signals.
- 3.2. The Greater Exeter partner councils have already published a low carbon and climate change evidence base for the emerging Greater Exeter Strategic Plan. This sets out a wide range of policy options and recommendations for consideration as draft GESP policies are prepared. This sets out that the order in which the carbon and energy impacts of strategic new developments are considered has a key impact on their eventual emissions and a number of potential policies could be enacted to promote an 'energy hierarchy'. In summary, the recommended order is as follows:

Priority	Measure	Key aspects
1	Development location	Reduces transport need and gives access to sustainable transport
2	Site masterplanning	Solar master planning optimises use of natural light and heat
3	Building fabric	High performance fabric gives maximum thermal efficiency
4	Building services	Low carbon building services support fabric measures
5	Clean onsite energy	Low carbon / renewable energy reduces unavoidable emissions
6	Offsite measures	Developer contributions finance offsite carbon reduction where onsite measure are not practical/viable.
7	In-use performance	To ensure actual performance aligns with design intent.

3.3. Solar PV would evidently form part of the mix of policy considerations (Clean onsite energy), should the GESP progress policies that align with this hierarchy.

3.4. Notwithstanding any planning policy provisions, active solar technology (photovoltaic and solar water heating) on or related to a particular building is often permitted development (which does not require a planning application) provided the installation is not of an unusual design, or does not involve a listed building, and is not in a designated area. Therefore, owners of existing homes or commercial properties often have the ability to install appropriate solar pv should they wish to do so.

Contact for more Information: Arron Beecham, Forward Planning Officer – 01884 234221 / abeecham@middevon.gov.uk

List of Background Papers:

[Environment PDG Report 11 June 2019 – Electric Vehicle Charging Points in New Developments](#)

[Electric Vehicle Charging in Residential and Non-Residential Buildings. July 2019.](#)

[Low Carbon and Climate Change Evidence Base for the Greater Exeter Strategic Plan](#)