

SUPPLEMENTARY REPORT
TO THE PLANNING COMMITTEE
18th August 2026

Agenda Item 4

Application Ref. 24/00589/FUL

Tadgedale Quarry, Muckleston Road, Loggerheads

Since the publication of the main agenda report, the Government have published a revised version of the National Planning Policy Framework (NPPF). This version was published on the 17th August 2026 and is therefore a material consideration in the determination of the application. This supplementary report sets out whether the changes to the NPPF have any impact on the proposed development.

Officers' response

Within the Officers report reference is made to Paragraphs 131 and 135 of the previous version of the NPPF which relates to good design. The updated NPPF now identifies National decision-making policies for achieving well-designed places within Chapter 14.

Decision-making Policy DP3 details that to create well-designed places development proposals should reflect a number of key principles, including built form and identity to create visually attractive, distinctive and characterful development. For the reasons your Officer set out within the main agenda report, it is still considered that the layout, density and design of the amended scheme would allow compliance with the updated policies of the NPPF. Despite the amendments to the wording and layout of the policy, the overall principle in achieving good design remains largely similar and the publication of the updated NPPF would have no material impact on the consideration of the application.

Recommendation

The recommendation remains as set out in the main agenda report.