

Nottingham City Development Protocol

Nottingham is a thriving city with a strengthening economy. New emerging sectors are building on its existing industries.

The city is being transformed with huge investment in transport infrastructure projects and high quality development as it establishes itself as a strong 21st century regional capital within Europe.

We have the ambition to go much further by attracting inward investment and exemplary new development. The local authority and the business community are determined to provide developers with all the confidence they need to make investing in Nottingham attractive and hassle free.

The ambition

Through proactive partnership working between the development community and the city council, Nottingham welcomes inward investors and developers – offering speedy, consistent, and clear professional support that will ensure that the development process is as risk free and as cost effective as possible. In return, we will seek your active engagement, resulting in high quality development that really makes a positive contribution to the city. **Overall, we aim to provide the most effective development support in the UK.**



An aerial photograph of a modern residential development. The buildings are curved and feature green roofs with several white circular structures. The development is surrounded by trees and a blue water feature. The background shows a residential area with houses and roads.

The key features

Delivery agreement

For all major schemes the city council's Development Management service will meet the developer and mutually agree a rigorous application performance agreement that will include:

- A rapid initial assessment of scheme principles and key issues by a senior officer
 - Pre-agreed committee dates and pre-application /application engagement and programme management on all major schemes
 - Two working day response to enquiries
 - Consistent and prompt advice throughout, whenever you need it
 - Agreed programmes/timescales/requirements for S106 and other subsidiary issues
 - Early and consistent access to senior officers
 - Proactive and, where appropriate, flexible design and policy advice
 - Planning Committee councillors will openly engage with the project by receiving 'position papers' or 'pre-application presentations' when required
 - Rapid engagement with property, highways, public transport, employment/training, economic development and building control teams
 - Early proactive engagement with statutory consultees.
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Best value for you

Nottingham City Council will work with developers as partners, minimising cost while maximising the value of your scheme. The Invest in Nottingham Club (IINC), a leading business forum in the city, and the Inward Investment support service within the council will also assist in smoothing the path for all inward investment matters. We know it is a costly and time consuming exercise to provide a lot of the information normally requested by the planning service. Nottingham City Development Management will help lessen this burden to allow a balanced and professional assessment of your proposals.

Readiness to engage

Every major scheme application will be supported by a Nottingham City Council case officer and area manager who will make sure it moves forward on time and provide consistent advice. The area manager will be available for any questions you might have before your scheme is submitted or at any other time. Finally, the Head of the Development Management service makes a personal commitment to having an open door for any concerns or issues you may have.

What we ask of developers

A successful partnership requires things from the developer too. In order to progress planning applications through the system as efficiently and fast as required it will also be necessary for you to guarantee:

- Early discussions with us to agree the scheme delivery and engagement programme
 - Schemes to be well designed and considered in the context of existing council policies and aspirations
 - A positive partnership approach to be adopted where advice is offered and acted upon in the best interests of progressing high quality and commercially viable schemes
 - Plans and supporting information to be provided in accordance with the mutually agreed programme
 - On larger high profile schemes, attendance at the design review panel
 - Full engagement in appropriate consultation with all relevant council bodies and the local community
 - Engagement with our Employment and Skills Hub to provide local job opportunities
 - Open discussions with councillors and other key stakeholders.
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Key contacts:

Nottingham City Council:	Corporate Director of Development David Bishop	0115 8763758
Nottingham City Council:	Head of Development Management & Regeneration Paul Seddon	0115 8762797
Nottingham City Council:	Area Planning Manager South & West Rob Percival	0115 8764065
Nottingham City Council:	Area Planning Manager North & East Martin Poole	0115 8763084
Trade & Investment Manager	Lorraine Baggs	0115 8764469

Nottingham
City Council



Councillor Urquhart
Portfolio Holder
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Nottingham
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David Bishop
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Invest in
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Paul Southby
Chair of IINC

