

# HOMES IN MULTIPLE OCCUPATION SPD ADOPTION STATEMENT



In accordance with Regulation 11 of the Town and Country Planning (Local Planning) (England) Regulations 2012 (as amended) notice is hereby given that Sunderland City Council adopted the Homes in Multiple Occupation Supplementary Planning Document (HMO SPD) on 18 December 2020.

A number of modifications were made to the Plan pursuant to section 23 of the Planning and Compulsory Purchase Act 2004 (the Act). These are set out Appendix 1.

In accordance with Regulations 35 of the 2012 Regulations the following documents have been made available:

- i. Homes in Multiple Occupation Supplementary Planning Document;
- ii. Homes in Multiple Occupation Supplementary Planning Document Adoption Statement; and
- iii. Homes in Multiple Occupation Supplementary Planning Document Statement of Consultation.

The documents listed above are available to view on the Council's website or the examination webpage <https://www.sunderland.gov.uk/article/14748/Adopted->. Paper copies are available to view at Sunderland City Council, Civic Centre, Burdon Road, Sunderland, SR2 7DN (Monday to Thursday 8.45am to 5.15pm and Friday 8.45am to 4.45pm).

Any person aggrieved by the decision to adopt the SPD may apply to the High Court for leave to apply for judicial review of the decision to adopt the document. Any such application must be made promptly and in any event, not later than three months after the day on which it was adopted.

## Appendix 1 Schedule of modifications

Ref	Section	Modification	Comments
1.	Front Cover	Removal of the date September 2020.	To reflect adoption date.
2.	Introduction	Removal of 'will be' and replacement with 'is' in the first paragraph in this section.	To reflect that the SPD is no longer in draft.
3.	Introduction	Removal of the term 'once adopted' in the first paragraph in this section.	To reflect that the SPD is no longer in draft.
4.	Introduction	Removal of 'will provide' with 'provides'.	To reflect that the SPD is no longer in draft.
5.	Introduction	Change spelling of the word 'phenomenon' at the last paragraph on page two	For clarity.
6.	Introduction	In the last paragraph in the introduction section, after the subsection entitled 'Consultation' insert the following sentence 'After the Scoping Report stage a consultation on the draft document was undertaken between 21 September 2020 to 19 October 2020'.	To reflect the draft consultation stage.
7.	Policy Context	Add comma to 'St Michael's' in the first paragraph of the 'Article 4 Directions in Sunderland' subsection.	For Clarity.
8.	Sunderland Evidence	Removal of 'there to be' in the third paragraph of the 'Sunderland Evidence' section.	For Clarity.
9.	Sunderland Evidence	Add comma to 'St Michael's, St Peter's' in table 1.	For Clarity.
10.	Sunderland Evidence	Add comma to 'St Michael's, St Peter's' in table 2.	For Clarity.
11.	Section 5: Planning Guidance Applicable to HMO Planning Applications	Removal of the term 'would' in the heading 'when would the guidance be applied' and replaced with the word 'will', to read 'when will the guidance be applied'.	To reflect that the status of the document once adopted.
12.	Section 5: Planning Guidance Applicable to HMO Planning Applications	Removal of the term 'would' in the first paragraph of Section 5 'when would the guidance be applied' and replaced with the word 'will', to read 'when will the guidance be applied'.	To reflect that the status of the document once adopted.
13.	Section 5: Planning Guidance Applicable to HMO Planning Applications	In table 3, remove the word 'or' in the Planning Register section of the table to 'and'.	For Clarity.
14.	Section 5: Planning Guidance Applicable to HMO Planning Applications	In table 3, remove the word 'capture' in the Council Tax Section of the table to 'include'.	Flor Clarity.

15.	Section 5: Planning Guidance Applicable to HMO Planning Applications	Removal of the word 'only' in the second paragraph of the subsection Extensions to Existing HMOs.	To make clear that other relevant planning considerations can be taken into account in relation to extensions to HMOs.
16.	Section 5: Planning Guidance Applicable to HMO Planning Applications	Removal of the word 'regularise' in the first paragraph of the 'Regularising HMOs' subsection and replace with 'regulate'.	For Clarity.
17.	Section 5: Planning Guidance Applicable to HMO Planning Applications	Removal of the word 'regularise' in the second paragraph of the 'Regularising HMOs' subsection and replace with 'regulate'.	For Clarity.
18.	Section 5: Planning Guidance Applicable to HMO Planning Applications	Removal of the term 'satisfactory' and insert 'to Council's satisfaction' in the last paragraph of the document in the subsection Regularising HMOs.	To make clear that evidence provided to the Council to prove occupancy via the Certificate of Lawfulness process is required to a standard that meets to the Council's satisfaction.