

Planning Performance Framework

2022/23



Comhairle Aonghais

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Introduction

This year the Service has continued to experience significant resource challenges carrying a number of vacant posts, which we have failed to recruit to, further experienced staff leaving the Service and a number of key staff off long term through illness.

These current pressures have meant that we have been unable to produce case studies for this year's PPF.

Despite these challenges there have been a number of successes, continued quality outcomes and timescales that compare favourably to neighbouring local authorities. There has been significant background development activity undertaken to underpin our approach to Place within the Council and how we will work with communities, setting the development plan firmly in this context.

Marker	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18	2018-19	2019-20	2020-21	2021-22
1 Decision making timescales	Yellow	Green	Yellow	Yellow	Green	Green	Green	Green	Green	Yellow
2 Processing agreements	Yellow	Green	Green	Green	Green	Yellow	Yellow	Green	Green	Green
3 Early collaboration	Yellow	Green	Green	Green	Green	Green	Green	Green	Green	Yellow
4 Legal agreements	Yellow	Green	Red	Green	Green	Green	Green	Green	Green	Green
5 Enforcement Charter	Green	Green	Green	Green	Green	Green	Green	Green	Green	Green
6 Continuous improvement	Yellow	Yellow	Yellow	Yellow	Green	Green	Green	Green	Green	Yellow
7 Local Development Plan	Green	Red	Red	Red	Green	Green	Green	Green	Green	Yellow
8 Development Plan Scheme	Red	Red	Red	Yellow	Green	Green	Green	Green	Yellow	Yellow
9 Elected Members engaged early (pre - MIR)	Red	N/A	N/A	N/A	N/A	N/A	N/A	Green	Green	Green
10 Stakeholders engaged early (pre - MIR)	Green	N/A	N/A	N/A	N/A	N/A	N/A	Green	Green	Green
11 Regular and proportionate advice to support applications	Yellow	Green	Green	Green	Yellow	Green	Green	Green	Green	Green
12 Corporate working across services	Green	Yellow	Green	Green	Green	Green	Green	Green	Green	Green
13 Sharing good practice, skills and knowledge	Red	Yellow	Green	Red	Green	Green	Green	Green	Green	Green
14 stalled sites / legacy cases	Yellow	Yellow	Green	Green	Green	Yellow	Yellow	Green	Green	Yellow
15 Developer contributions	Yellow	Green	Green	Green	Yellow	Green	Green	Green	Green	Yellow

Summary – Key Performance Markers 22/23

The planning performance framework sets out 15 key performance markers against which Planning Authorities performance is measured, under the following key themes:

- Driving improved performance
- Promoting the plan-led system
- Simplifying and streamlining
- Delivering development

The table below provides a brief explanation of the evidence (supported by hyperlinks to more information where possible) that Angus Council is delivering in each of the key performance markers. More detail on this evidence is also provided in Part 1 of this report.

No.	Performance Marker	Evidence
DRIVING IMPROVEMENT PERFORMANCE		
1	Decision-making: continuous reduction of average timescales for all development categories [Q1 – Q4]	Statistics and commentary on decision making timescales is provided at Parts 4 and 5 below.
2	Project management: <ul style="list-style-type: none"> - Offer of processing agreements (or other agreed project plan) made to prospective applicants in advance of all major applications and availability publicised on planning authority website 	<ul style="list-style-type: none"> • Early engagement with prospective applicants in relation to national, major, significant local and business critical applications always positively encourage the use of processing agreements. • The availability of processing agreements is publicised and promoted on the Council website as detailed below. • We publish processing agreements relating to individual applications on the Council's public access portal because they also provide an important tool for keeping the public informed of progress and timescales for the processing of an application.
3	Early collaboration with applicants and consultees on planning applications: <ul style="list-style-type: none"> - availability and promotion of pre-application discussions 	<ul style="list-style-type: none"> • We have continued the suspension of our pre-application advice service because of staff resource issues, however we have amended our web pages to improve access to information and we use standard response letters

	<p>for all prospective applications; and</p> <ul style="list-style-type: none"> - clear and proportionate requests for supporting information 	<p>where enquiries are received to direct customers to available information sources.</p> <ul style="list-style-type: none"> • Despite the suspension of our pre-application service we continue to offer advice on whether planning permission is required or not through our online form. • Our local development plan and associated supplementary guidance is available on our website It sets out where and what supporting information is required for development proposals. • We provide detailed conservation advice online and have published topic specific planning advice notes, technical guidance and development briefs.
4	<p>Legal agreements: conclude (or reconsider) applications within 6 months of 'resolving to grant'</p>	<ul style="list-style-type: none"> • Where planning obligations are required, our decision notices set out the steps an applicant needs to take to progress with the preparation of a planning obligation. • The Council has developed a model planning obligation which is available to prospective developers to speed up the drafting process. • We use delivery packages for the delivery of affordable housing to allow flexibility for developers to make changes in how they deliver affordable housing and to remove the necessity of following the cumbersome process of a formal modification of a planning obligation. • Our supplementary guidance on Affordable Housing and Developer Contributions sets out when we will require a planning obligation or other legal agreement.
5	<p>Enforcement charter updated / re-published within last 2 years</p>	<ul style="list-style-type: none"> • Angus Council Planning Enforcement Charter – March 2023 The charter was reviewed within the 2-year period.
6	<p>Continuous improvement:</p> <ul style="list-style-type: none"> - progress ambitious and relevant service improvement commitments identified through PPF report 	<p>Statistics and commentary on decision making timescales is provided at Parts 4 and 5 below.</p> <ul style="list-style-type: none"> • Progress and completion of our service improvement targets for 2022/23 has been significantly impacted upon by staff resource. Despite this there has been some key successes. Part 3 of this report includes detail on progress with service improvements for 2022/23 and

		identifies a number or continued or new improvements for 2023/24.
PROMOTING THE PLAN-LED SYSTEM		
7	Local development plan less than 5 years since adoption	Angus Local Development Plan (adopted September 2016) – our LDP is now more than 5 years old as at 31 March 2022. An early decision was taken to prepare a new plan under the auspices of the new Act. Delays in implementation of the required secondary legislation as a result of Covid have therefore had a knock on impact on the timetable for a replacement plan. Significant staff resource issues has also had an impact on timescales. Clear advice on the position and potential implications is provided in committee reports on applications.
8	Development plan scheme demonstrates next LDP: <ul style="list-style-type: none"> • on course for adoption within 5 year cycle • project planned and expected to be delivered to planned timescale 	<p>The Development Plan Scheme 2022-23 was approved by the Council on 8 September 2022 and was produced before National Planning Framework 4 and various pieces of secondary legislation and guidance came into force. The Development Plan Scheme set out key elements for the production of the next Local Development Plan in the absence of NPF 4, secondary legislation and guidance. The Key Steps were focussed on necessary research and data gathering to establish the baseline spatial and other data required to inform the evidence report.</p> <p>We are currently preparing our new Development Plan Scheme under the new planning legislation and are looking to consult and then approve the Development Plan Scheme before the end of 2023.</p>
9	Stakeholders including Elected Members, industry, agencies, the public and Scottish Government are engaged appropriately through all key stages of development plan preparation	<p>Engagement with elected members during the reporting period has been focussed on:</p> <ul style="list-style-type: none"> • Initial workshop on the preparation of the next Local Development Plan; • Initial discussions with the Spokesperson for Youth Engagement and Opportunities on how to involve young people within the next Local Development Plan
10	<i>No longer applicable</i>	
11	Production of relevant and up to date policy advice	<ul style="list-style-type: none"> • Our local development plan and associated supplementary guidance

		<p>sets out where and what supporting information is required.</p> <ul style="list-style-type: none"> • We have updated our Supplementary Guidance on Developer Contributions and Affordable Housing, and will consult and fulfil the legislative procedures by the end of 2023 • We provide detailed conservation advice online and topic specific planning advice, technical guidance and development briefs. • Our pre-application advice web pages signpost the published plan and guidance • Our web pages direct customers to the eplanning portal and its associated guidance and advice for the submission of applications.
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SIMPLIFYING AND STREAMLINING

<p>12</p>	<p>Corporate working across services to improve outputs and services for customer benefit (for example: protocols; joined-up services; single contact arrangements; joint pre-application advice)</p>	<ul style="list-style-type: none"> • Close working partnership with housing strategy team delivering on shared issues relating to affordable housing planning and delivery, joint work on our new local housing strategy and housing needs and demand assessment which were both approved/adopted in 2023. We also continue to work collaboratively on placemaking and on how we implement local living within Angus. • We established procedures to ensure effective engagement and provision of consultation responses to development proposals by virtual or digital means during the pandemic and those have been continued. • We have worked with colleagues from our committee services and IT team to deliver hybrid committee meetings for determination of planning applications. This builds on experience of remote meetings obtained during the pandemic, but provides customers choice to engage in person or virtually as meetings where planning applications are determined. • We have worked with licensing colleagues to assist with the implementation of the short-term let
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		<p>licensing regime and have established an online platform to allow the submission of short-term letting accommodation planning enquiries</p> <ul style="list-style-type: none"> • Following previous changes to structures at directorate and service level opportunities are now being progressed to how we can integrate the development as a core element which underpins activity in these areas.
13	<p>Sharing good practice, skills and knowledge between authorities</p>	<ul style="list-style-type: none"> • Tayside Biodiversity Partnership between Angus, Perth and Kinross and other stakeholders • Participation in Knowledge Hub areas relating to Development Management and Development Planning • Participation in HoPS Executive and Development Planning and Development Management Sub Committees. The Manager of Development Planning, Environment and Climate Change served as Chair of the Development Planning Sub-Committee in 22/23, undertaking a significant volume of work to coordinate and input to consultations. • Participation on the HOPS and Key Agencies sub group on Evidence Reports for new style Local Development Plans
DELIVERING DEVELOPMENT		
14	<p>Stalled sites / legacy cases: conclusion or withdrawal of planning applications more than one year old</p>	<ul style="list-style-type: none"> • We have determined 9 legacy cases in the reporting period and have 20 remaining. We have a small number of legacy cases year-on-year and they relate to applications where there is a realistic prospect that issues can be addressed in a manner that allows positive determination. The number of cases has increased as a consequence of staff resource and delay in provision and subsequent assessment of supporting information. • Arranged multi-disciplinary meetings to assist in identifying barriers/issues delaying delivery of local development plan allocated sites.
15	<p>Developer contributions: clear expectations</p> <ul style="list-style-type: none"> • set out in development plan 	<ul style="list-style-type: none"> • Our supplementary guidance on Affordable Housing and Developer Contributions sets out when we will require developer contributions and

- (and/or emerging plan); and
- in pre-application discussions

level of contribution required. We have been working with colleagues in Education to develop their approach to school roll forecasts and have updated our Supplementary Guidance on Developer Contributions and Affordable Housing to reflect the updated position for consultation in the forthcoming reporting year.

- We regularly update and [publish](#) the commuted sum value (and the methodology in reaching this) where affordable housing is being delivered via that means.
- We issue invoices to developers where developer contribution triggers are reached to ensure that payments are made promptly, and developers are in no doubt as to how to make their payment. Where payments are not made promptly, the invoice passes to the Council's debt recovery staff.
- We use [delivery packages](#) for the delivery of affordable housing to allow flexibility for developers to make changes in how they deliver that housing.

Part 1: Qualitative Narrative

QUALITY OF OUTCOMES

Angus Council's planning service continues to deliver high quality outcomes, helping to secure high quality development on the ground, adding value through the application process, and defending our decisions on appeal to Scottish Ministers.

Our focus has been on ensuring that we continue to ensure good decision making in a timely manner, demonstrating a commitment to quality of outcomes and quality of service and engagement, while ensuring appropriate governance arrangements remain in place to provide committee oversight of decision-making. Unfortunately, due to an ongoing inability to recruit new staff to replace those that have left the council's employment, long term illness of staff, this has necessitated the continued suspension of some non-statutory functions, including the pre-application advice service and significant delays to development planning activity.

QUALITY OF SERVICE AND ENGAGEMENT

This section focusses on demonstrating the positive actions we take to support sustainable economic growth, initiatives to work closely with stakeholders and deliver a positive customer experience.

Supporting sustainable economic growth

Specific proposals for the development of land in our settlements are monitored through annual audits of housing and employment land as well as town centre and other surveys. Regular and ongoing contact with the development industry ensures that we have an up to date understanding of market conditions, development progress and delivery issues across all sites identified in the local development plan. This allows officers to be proactive and to help address any emerging issues quickly.

The annual Housing Land Audit was published in November 2022, monitoring the take up and availability of housing land within Angus. Consultation on the Audit involves a range of stakeholders including Scottish Government, Homes for Scotland, public service providers, RSLs and developers/landowners. Consultation informs accuracy in site programming, helping to align the assessment of housing land

supply with the commitments of those involved in building new homes across Angus and informing the communities in which the houses will be built.

Officers from development planning and development management continue to participate in the Angus Affordable Housing Delivery Group. The Group focusses on the delivery of the Strategic Housing Investment Plan's (SHIP) priorities for affordable housing. Monthly project meetings take place with the Council's Housing Service, RSL partners, Scottish Water and Scottish Government's Housing Service. Having the different disciplines in one arena allows for the identification of barriers to the delivery of affordable housing and the resolution of issues. The SHIP is reviewed annually by the Council's Housing Service with planning staff involved in the project development group.

Opportunities for participation

Delays in the publication of NPF4 and implementation of the new system of development planning alongside limited resources there have been extremely limited opportunities to undertake engagement. Participation has been limited to connecting with stakeholders involved in workstreams related to the development plan and policy development, and authority staff participating in consultation and events to support evolution of the national policy position, including input to HOPS working groups.

The new Development Plan Scheme and Participation Statement will be consulted on and approved before the end of 2023, and this will enable us to formally start the preparation of the next Local Development Plan and find out how people wish to be engaged, informed, and consulted upon through the preparation of the next Plan. We will also invite constituted community groups to prepare Local Plan Plans.

Ongoing close working across Angus, Dundee City, Perth & Kinross and Fife, housing and planning officers have continued to progress work on the Housing Need and Demand Assessment (HNDA) to support future Local Housing Strategies and LDPs. This work culminated in the HNDA being given robust and credible status in the first months of 2023.

We have engaged our members early in the preparation on the new Local Development Plan to provide an overview of the new style Local Development Plan's and the stages in the preparation of the new Plan.

Delivering a positive customer experience

While we have sought to direct customers to our online services we have also established back-office processes to ensure that correspondence submitted by paper mail, including applications and related correspondence such as representations are processed effectively and efficiently.

While our pre-application advice service has been suspended, the platform that we used to deliver that service has been adapted and is now used to allow submission and subsequent case management of permitted development enquiries. It has also been adapted to allow submission of planning enquiries related to the use of property as short-term letting accommodation. That process is assisting with the processing of short-term let license applications.

We have updated our web pages to more clearly direct people to planning advice and guidance.

Our [Developer Contributions and Affordable Housing Supplementary Guidance](#) sets out the type and level of where developer contributions and affordable housing are required. Officers have worked to support colleagues in Education to develop and refine their approach to school roll forecasts taking into account all planned and committed residential development to ensure these are robust. As a result of this work and the subsequent publication of the forecasts we have updated our Supplementary Guidance on Developer Contributions and Affordable Housing, and will consult and fulfil the legislative procedures by the end of 2023.

We positively encourage the use of Planning Processing Agreements (PPA) in relation to applications for national, major and significant or complex local developments. The availability of PPA is outlined in pre application advice for relevant application types and the use of PPA is promoted on our [website](#). We publish PPAs agreed with applicants on our website to give interested parties clarity on progress in determining the application and to explain any delays in deciding the application.

In our last two planning performance frameworks we identified an intention to review our customer satisfaction survey in light of falling response rates. That work was initially delayed by COVID-19, but it will not now be progressed given the very limited uptake in survey response and the need to focus reduced staff resource on immediate service delivery.

Working consistently with stakeholders

Local Nature Conservation Sites (LNCS)

We have been undertaking work to identify and designate a range of LNCS through Angus with close involvement with Tayside Geodiversity whose volunteers with geological expertise have been carrying out site surveys and reports for formal assessment by a panel. Panel work and remaining surveys (follow Covid restrictions) are complete, and we intend to approve this work before the end of 2023.

Forestry and Woodland Strategy

We have started to prepare our Forestry and Woodland Strategy as required by the Town and Country Planning (Scotland) Act 1997 (as amended) and have been working closely with Nature Scot and Forestry Commission Scotland to deliver this Strategy in 2023/24. This has involved working groups with these organisations and review of methodology and what needs to be in the strategy.

Nature Networks

National Planning Framework 4 requires Local Development Plans to identify Nature Networks within their area. As part of this work, we have been working with Aberdeenshire Council to establish how we can work together on cross boundary issues with Nature Networks and identify how to address habitat fragmentation and opportunities for habitat enhancements in each Authorities Local Development Plan. This collaboration is ongoing.

GOVERNANCE

The Angus Council Planning and Sustainable Growth Service sits within the Vibrant Communities and Sustainable Growth Directorate. The Directorate comprises of 5 services;

- Environmental Services,
- Housing,
- Environmental & Consumer Protection
- Vibrant Communities
- Planning and Sustainable Growth

The Planning and Sustainable Growth Service consists of the following teams:

- Development Standards
- Development Plan, Environment and Climate Change
- Building Standards
- Economic Development and Tay Cities Deal.

We have an up to date scheme of delegation under Section 42 of the Act that was approved by Scottish Ministers on 17 May 2019. We will review that scheme of delegation through a member/ officer working group in 2023/24. We are also currently working with colleagues in the Council's Legal & Democratic Service to review and update our scheme of delegation under the Local Government Act and Order of Reference to Committee. This has been delayed owing to staff illness, changes and the Local Government elections.

We have an up to date [Enforcement Charter](#) that was reviewed within the required two-year period, published in March 2023. It seeks to provide an understandable and proportionate approach towards enforcement activity, focusing on resolving those cases that give rise to potentially significant amenity, environmental, or safety issues. While enforcement matters are delegated to the officers within the Planning Service, appeal decisions are reported to our Development Standards Committee for oversight.

Angus Council has developed a detail programme of planning training that is delivered in-house by officers. This planning training was an integral part of the induction process for new and returning elected members and a mandatory requirement that all members participate in the training.

The publication of National Planning Framework 4 resulted in a detailed report to the Development Standards committee providing detail on the implications for decision making, overview of the policy position and relationship to the Local Development Plan. Members were also provided with advise in relation to ongoing planning review cases, supported to seek additional information where required.

We have built on experience of determining planning matters at virtual meetings of committee and full council obtained during the pandemic and developed a system of hybrid meetings. This allows interested parties to participate in the decision-making process either in-person, or virtually depending upon their preference. Our decision-making meets are broadcast live online, increasing opportunity for individuals to observe the decision-making process.

CULTURE OF CONTINUOUS IMPROVEMENT

This reporting period has once again been very much one of sustaining services, however despite the challenges faced by the teams the Service has continued to be ambitious in working on the foundations for future change and adapting to address existing challenges.

Despite an increase over the reporting period in the average timescale for dealing with applications, this is in the context of a reduced number and less experienced staff resource. Performance levels however continue to compare favourably with published Scottish average determination timescales.

Officers within Angus Council have continued to have an active role within Heads of Planning Scotland (HOPS) regularly attending and contributing to the work and discussions as part of the Executive, Development Management, and Development Planning sub-committees. The Manager – Development Planning, Environment and Climate Change served as the Chair for the Development Planning Sub-Committee for 2022-23.

Officers within Angus Council have also been active through other planning forums, and through volunteering with Planning Aid for Scotland.

Angus Council has continued its joint working with Perth and Kinross Council through the Tayside Biodiversity Partnership, and the procurement of the Archaeological Service from Aberdeenshire.

A highlight of the reporting year has been the formation of a strategic partnership with the University of Dundee working closely with MSc Spatial Planning students through the living laboratory to explore the concept of 20 minute neighbourhoods/local living. Officers helped to scope and refine the brief, support the student study tour, critique session and overall assessment. The students explored how to create connected communities throughout Angus, using Monifieth and nearby rural communities as a study centre. This involved exploring issues such as public transport links, decarbonisation, liveability, and access to health centres, schools, library, shops and other amenities.

Course director Dr Husam AlWaer said, *“At their heart, 20-minute neighbourhoods are about inclusivity. Our partnership with Angus Council has allowed our students to explore and test the ideas they generated. Their focus has been to address the challenge of accommodating growth, particularly of housing and other community*

facilities, whilst helping to make a great place within a connected community concept.

Each group contributed to the research, planning and design capability within a rural context, producing creative content that can explore and address real problems and be used in the preparation of the new Local Development Plan.

This encouraged students to explore place themes related to rural housing, density, health and wellbeing, connectivity and street design, landscape and identity, local economy, as well as cultural and perceptual aspects."

Through the Tay Cities Deal the Chief Planning Officer and planning officers continue to support the Joint Committee and Boards now overseeing the detailed projects and delivery of the ambitious programme across the area, including The Mercury Programme. This is Angus Council's visionary £1bn partnership between government, public, private and community sectors which seeks to deliver clean, green growth and is the overarching ambition that drives the projects that will be stimulated by the Angus Fund. Following the integration of the service further joint working is looking at how the Deal is integrated into current priorities and underpin the Local Development Plan.

The culture of continuous improvement also relates to the people within the Planning Service. The Council operates a Performance Appraisal and Development Scheme, which aims to ensure that each officer has an agreed Action Programme and Personal Development Plan. Members of the Royal Town Planning Institute are supported to produce Personal Development Plans (PDP) and to undertake Continuous Professional Development (CPD). Our CPD includes review and discussion of planning related case work within a team setting to share knowledge and experience, and access to a programme of professional competency training available by digital delivery through the Council.

Progress on implementing our programmed service improvements has been significantly impacted due to loss of experienced staff and delay/failure to recruit. Our focus has been directed towards implementing the structure changes and getting up to speed on new works areas, identifying and progressing further budget savings and adjustments to allow us to continue delivering a high-quality service despite limitations. We have identified further improvements for the coming year

that will aid service delivery and effectiveness, particularly in relation to climate change and economic development.

Part 2: Supporting Evidence

Part 1 of this report was compiled, drawing on evidence from the following sources:

- [TAYplan Strategic Development Plan publications](#)
- [Angus Community Planning Partnership Local Outcomes Improvement Plan](#)
- [Angus Community Planning Partnership Locality Plans](#)
- [Angus Development Plan Scheme 2022-23](#)
- [Angus Local Development Plan 2016](#)
- [Angus Local Development Plan Action Programme \(2020 update\)](#)
- [Angus Developer Contributions and Affordable Housing supplementary Guidance 2018](#)
- [Angus Design Quality and Placemaking Supplementary Guidance 2018](#)
- [Planning Advice Notes](#)
- [Angus Housing Land Audit 2022](#)
- [Angus Employment Land Audit 2023](#)
- [Development Management Online Information](#)
- [Angus Council Climate Change Information](#)
- [Scottish Government Planning Authority Performance Statistics](#)
- [Tay Cities Deal Information](#)
- [Angus Council Local Housing Strategy](#)
- [Angus Planning Enforcement Charter 2023](#)
- [Angus Biodiversity Information](#)
- [Schedule of Council Meetings](#)
- [Report on Angus Development Plan Scheme](#)

Part 3: Service Improvements

Service improvement for 2022/2023	Progress and Evidence
Ensure maximum coverage of Development Plan and Placemaking engagement activity as part of the Plan preparation.	Significant resource issues have impacted on progress on this area.
Implementation of Enterprise module in Uniform system to improve efficiency of processing planning applications	No progress – due to available staff resource to progress
Raising the quality of design within Angus and raising design skills/awareness across the Council	Limited progress
Review and digitise customer satisfaction approach associated with development management	Delayed due to available staff resource to progress.
Investigate potential for model for cocreation of digital programme for LDP engagement with pupils/ young people	Progress has been impacted upon by available staff resource however there has been early engagement with MSYP's, youth work team and with colleagues in Education to agree the approach as part of a wider area of activity.
Redesign development planning webpages and work with colleagues to investigate engagement hub	<p>Progress on the redesign of the planning webpages has been delayed due to available resource.</p> <p>Members of the team have however been involved in the specification, testing and procurement of a new corporate engagement hub for the Council.</p>
Assist with the transition to place based service provision based on our communities	Background reports on the approach have been prepared and shared more widely across the Directorate to help shape the approach and governance. Progress has been impacted upon by a service review within Vibrant

needs as expressed by themselves in their own plans		Communities and a dedicated resource within our own team to progress.
Development of the Place Framework Approach		Background reports on the approach have been prepared and shared more widely across the Directorate to help shape the approach and governance. Progress has been impacted upon by a service review within Vibrant Communities and a dedicated resource within our own team to progress.
Delivery of Net Zero and addressing Climate Change		<p>Significant work has been undertaken to progress Angus Council's approach to climate change. Corporately the Transition to Net Zero Action Plan 2022-30 was agreed in November 2022 and provides a simple and easy to understand framework which sets out current and future activity.</p> <p>Following the appointment of a further project officer at the beginning of 2023 work has also progressed on engagement and development of working groups to support the Sustainable Energy and Climate Action Plan (SECAP) for Angus.</p> <p>The interrelationship between the teams and also across the service has been developed through this work and will underpin the approach to future activity and the development plan.</p>
Future Skills and Planners		<p>The Council has formed a strategic working relationship with the University of Dundee. Officers have been working with students from the MSc Spatial Planning to explore how the concept can be incorporated into rural contexts using the county as a living laboratory.</p> <p>Officers helped to shape the brief, undertake study tours and student critique sessions and final assessments.</p>

Service Improvements for 2023/24

Service improvement for 2023/2024	Why
Ensure maximum coverage of Development Plan and Placemaking engagement activity as part of the Plan preparation.	Creation of a programme of participation to support the preparation of the evidence report and embedding a place coordination approach to planning and delivery of spatial projects. Carried forward from 2022/23
Implementation of Enterprise module in Uniform system to improve efficiency of processing planning applications	To reduce the requirement for manual intervention in the different stages in the processing of an application – carried forward from 2022/23
Review of planning application validation procedures and processes	To improve efficiencies within the process.
Redesign development planning webpages	To provide clarity on our timelines and the integration between the development plan and wider place activity.
Progress the Place Framework Approach through pilot areas	The approach will underpin our activity across the directorate and we have reshaped one of job profiles to support this activity.
Review S42 scheme of delegation	To ensure our current scheme is up to date
Review planning team structure and increase opportunities to 'grow our own' planners	A fairly flat structure, ageing staff profile and difficulties in recruitment has meant that we need to review our structures to ensure that we have sufficient opportunities to support new planners entering the profession.

Part 4: National Headline Indicators (NHI)

A: NHI Key outcomes - Development Planning:

Development Planning	2022-23	2021-22
Local Development Planning:		
Age of local development plan(s) at end of reporting period	6 Years	5 years
	6 Months	6 months
Will the local development plan(s) be replaced by their 5 th anniversary according to the current development plan scheme?	N	N
Has the expected date of submission of the plan to Scottish Ministers in the development plan scheme changed over the past year?	Y - later	Y
Were development plan scheme engagement/consultation commitments met during the year?	N	N
Effective Land Supply and Delivery of Outputs¹		
Housing approvals	322 units	274 units
Housing completions over the last 5 years	1817 units	1801 units
Marketable employment land supply	115.95 ha	124.79 ha
Employment land take-up during reporting year	0.44 ha	1.37 ha

¹ Based on data collated for Draft 2023 Housing Land Audit & Finalised 2023 Employment Land Audit

B: NHI Key outcomes – Development Management:

Development Management:	2022-23	2021-22
Project Planning		
Percentage and number of applications subject to pre-application advice	n/a	0% -
Percentage and number of major applications subject to processing agreement	60% 3	100% 6
Decision Making		
Application approval rate	96.1%	97.5%
Delegation rate	97.7%	96.8%
Validation	n/a	n/a
Decision-making Timescales		
Major Developments	22.7 weeks	
Local developments (non-householder)	10.9 weeks	8.9 weeks
Householder developments	6.7 weeks	6.2 weeks
Legacy Cases		
Number cleared during reporting period	9	6
Number remaining	20	13

C: Enforcement activity

	2022-23	2021-22
Time since enforcement charter published / reviewed	0 months	12 months
Complaints lodged and investigated	30	68
Breaches identified – no further action taken	0	12
Cases closed	29	58
Notices served	14	2
Direct Action	0	0
Reports to Procurator Fiscal	0	0
Prosecutions	0	0

D: NHI Key Outcomes – Commentary

The council's performance dealing with applications has been adversely affected over the course of the year by ongoing staff vacancy and inability to recruit to vacant posts.. In a team that should have six professional planning officers, two professional officer posts are vacant. In addition, one of two enforcement officer posts is currently vacant. Officers are working extra hours to deal with the applications and associated case work as quickly as possible. In addition, other services that are essential to determination of planning applications, including environmental health and roads, are experiencing similar staffing issues that is

directly impacting their ability to provide timeous response to consultations. Again, that is adversely impacting determination timescales.

Notwithstanding the above, we have continued to deal with a comparable number of applications for major development as in previous years and performance remains strong in comparison to the Scottish average.

Average timescales for dealing with householder applications has increased slightly during the reporting period but over 88% of applications are determined within 2-months, average timescales remain significantly better than the Scottish average (more than 2-weeks quicker) and our performance is in the top quartile. While performance remains strong, the increase in average determination timescales is due to reduced staff resource.

Average timescales for dealing with local non-householder applications have increased in comparison to the previous reporting period although performance remains significantly better than the Scottish average (just under 4-weeks quicker) and the number of applications we have determined in this category has increased in comparison to 2021/22. We use processing agreements to manage the application process, and while we have seen a marginal improvement in our ability to meet agreed timescale in comparison to 2021/22, we still struggle to do so in over 30% of cases. While performance remains strong, the increase in average determination timescales and reduced ability to meet processing agreement timescales is due to reduced staff resource within the planning service and across consultation bodies. Difficulty meeting processing agreement timescales has also been impacted by delay in applicants providing required information.

Performance across all development types remains strong and generally compares favourably with Scottish average figures but has again been impacted by reduced staff resource.

There is continued use of planning processing agreements to deal with additional information requirements for major and local applications. The use of processing agreements to effectively manage application timescales is promoted on our website and actively pursued by case officers where appropriate. Team leaders within the Development Management section undertake regular caseload reviews with officers to ensure progress of applications is positively managed. Information on timescales for determination of applications is regularly reviewed and distributed to development management officers to monitor and maintain focus on performance. However, as indicated above reduced staff resource is affecting ability to determine applications within agreed timescales.

We have an increase in the number of legacy cases and again that is largely due to staff resource issues. The legacy applications are generally those that require provision of additional specialist information that requires consideration by experts within relevant consultation bodies or council services. In circumstances where there

are significant staff resource issues across council services, obtaining necessary professional advice is proving challenging and is causing further delay.

The application approval rate is in excess of 96%. This demonstrates that the council's published guidance is helpful in allowing applicants to prepare proposals that are acceptable and demonstrates the effectiveness of officers in negotiating improvements that allow proposals to be approved. The council has an up to date S43A scheme of delegation. and over 97% of applications were delegated during the reporting period demonstrating effective and proportionate decision making.

The enforcement charter was reviewed, updated and submitted to Scottish Ministers in March 2023. It is up-to-date and less than 2-years old.

The council seeks to promote electronic reporting of suspected breaches of planning control and has developed an online reporting tool. Fewer cases were formally recorded within the reporting period as the council adopted a proportionate approach having regard to available staff resource.

Progress reviewing and closing legacy enforcement cases has been adversely impacted by staff vacancies..

The council continues to seek resolution of enforcement cases through negotiation.

The adopted Angus Local Development Plan 2016 is now more than 5 years old. A decision to prepare a 'new style' LDP under the 2019 Act was made late in 2019 and set out at that time in the DPS (September 2020). Given the position at that time it was determine there would be greater benefit in preparing a plan under the new legislative framework, removing the risk of having to immediately prepare a further new plan following adoption of the replacement. The Plan would also result in result in closer alignment with national and strategic priorities including the NPF4 and other key local authority outputs, such as the next Angus Local Housing Strategy due to be replaced by 2022.

Unfortunately delays in implementation of the Act as a result of the Covid 19 pandemic have had a knock-on impact on the Plan preparation timetable. During the reporting year the team has experienced significant resource pressures resulting from 2 members of this small team suffering from long term illness and a further experienced member of the team retiring. As a result the manager has had to balance existing commitments, including support to the LRB, alongside support for the 1 remaining member of staff within the team.

We have prepared a detailed statements and advised members of the implications of the Plan being beyond the 5 year period. This is included in all relevant committee reports or reports of handling. The housing land supply position remains fairly positive across the area.

Part 5: Official Statistics

A: Decision-making timescales (based on 'all applications' timescales)

Timescales		2022-23	2021-22
Overall			
Major developments		22.7 weeks	
Local developments (non-householder)		10.9 weeks	8.9 weeks
<ul style="list-style-type: none"> Local: less than 2 months 	48.2%	7.3 weeks	7.0 weeks
<ul style="list-style-type: none"> Local: more than 2 months 	51.8%	14.3 weeks	13.5 weeks
Householder developments		6.7 weeks	6.2 weeks
<ul style="list-style-type: none"> Local: less than 2 months 	88.1%	6.3 weeks	6.0 weeks
<ul style="list-style-type: none"> Local: more than 2 months 	11.9%	10.0 weeks	9.7 weeks
Housing Developments			
Major		22.9 weeks	
Local housing developments		11.7 weeks	9.3 weeks
<ul style="list-style-type: none"> Local: less than 2 months 	44.2%	7.3 weeks	7.5 weeks
<ul style="list-style-type: none"> Local: more than 2 months 	55.8%	15.2 weeks	12.9 weeks
Business and Industry			
Major			
Local business and industry developments		10.0 weeks	7.8 weeks
<ul style="list-style-type: none"> Local: less than 2 months 	52.5%	7.1 weeks	6.6 weeks
<ul style="list-style-type: none"> Local: more than 2 months 	47.5%	13.2 weeks	11.4 weeks
EIA Developments		-	-
Other Consents		8.3 weeks	6.9 weeks
Planning/legal agreements			
<ul style="list-style-type: none"> Major: average time 		22.6 weeks	
<ul style="list-style-type: none"> Local: average time 		14.6 weeks	

B: Decision-making: local reviews and appeals

Type	Total number of decisions	Original decision upheld			
		2022-23		2021-22	
		No.	%	No.	%
Local reviews	13	8	61.5	5	55.6
Appeals to Scottish Ministers	4	3	75.0	2	100

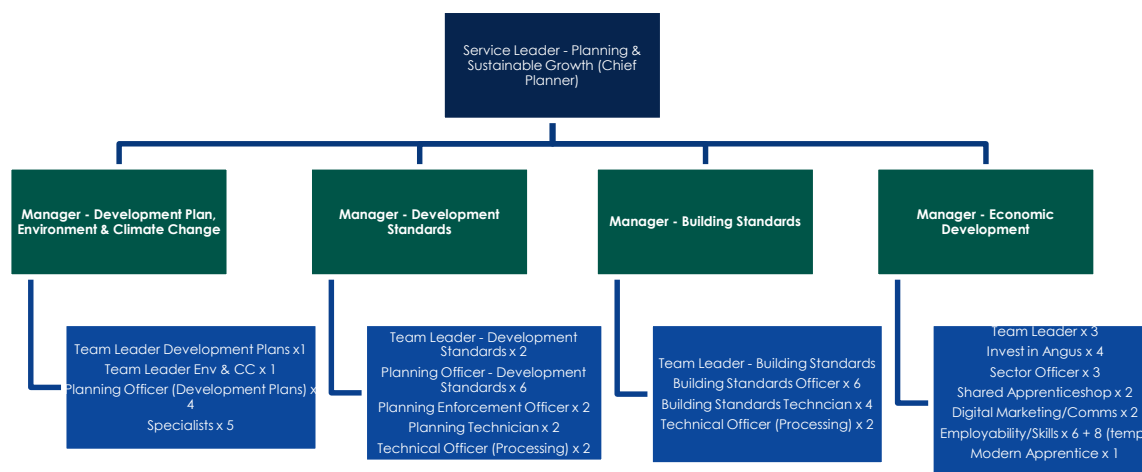
Part 6: Workforce Information

	Tier 1 Chief Executive	Tier 2 Director	Tier 3 Head of Service	Tier 4 Manager
Angus Council Equivalent role	Chief Executive	Depute Chief Exec	Director	Service Leader
Head of Planning Service				x

Staff Age Profile	2022/23
Under 30	1
30-39	4
40-49	7
50 and over	8

RTPI Chartered Staff	Headcount
Staff with MRTPI	14
Other RTPI affiliation	2 x licentiate

Planning Service Structure:



The Service Leader is the council's Chief Planner and has four managers covering development management, building standards, development planning environment and climate change and economic development within the portfolio. During the reporting period we have continued to operate with a number of vacant posts either as a result or failure to recruit or through long term sickness (1 team leader and 5 officer posts). Vacancies and recruitment challenges have also existed

in a number of services across the Council which we rely on for specialist input to the planning service (e.g. environmental health, flooding etc.).

In addition to those listed, there are other staff who support the day to day operation of the service including business support staff and digital/ technical colleagues who are not directly employed by the planning service. Economic development and building standards staff are not included in the above information.

Part 7: Planning Committee Information

Committee and Site Visits	Number per year
Full Council Meetings ¹	0
Planning committees	9
Area Committees	N/A
Committee Site Visits	0
Local Review Body	15
LRB Site Visits	5

¹The number of meetings where a specific 'planning' matter was considered.