

Development Services

2008/2009

Orkney Islands

		Source	Contextual	Performance information	05/06	PI values 06/07	07/08
PROCESSING TIME - PLANNING APPLICATIONS							
1	Number and percentage of householder and non-householder applications dealt with within two months						
		Number of applications	Number dealt with within two months	% dealt with within two months			
a)	i. Householder	103	94	91.3 %	36.8%	69.8%	84.0%
	ii. Non-householder	409	258	63.1 %	35.1%	36.8%	59.4%
	Total	512	352	68.8 %	35.6%	45.6%	65.5%
APPEALS - PLANNING							
2	a) Number of planning determinations		512				
	b) Number of planning determinations that went to appeal		15				
	c) Number of successful appeals		5				
	d) i. Successful appeals as a percentage of determinations			1.0 %	0.0%	0.2%	0.8%
	ii. Successful appeals as a percentage of determinations that went to appeal			33.3 %	0.0%	100.0%	33.3%
DEVELOPMENT PLANS							
3	Percentage of population covered by a Local Plan which has been adopted or finalised within the last five years			100.0 %	100.0%	100.0%	100.0%

Development services

Planning applications processing time

DS 1: The percentage of applications dealt with within target time

Type of application	Number of applications	Percentage dealt with within two months
Householder		
Non-householder		
Total		

Definitions

Householder applications are as defined in category 1 of Table 2 of the six monthly statement of planning applications returned to the Scottish Executive

Non-householder applications are the remaining elements of Table 2.

'Dealt with' means that a decision has been issued to the applicant.

Time starts when a valid application (ie a fully completed application together with the appropriate fee and all necessary plans) is received by the council, and finishes on the date when the decision notice is issued. Periods of time during which the council is awaiting responses to correspondence etc. between these two dates should be included. Count all applications where decision notices are issued during the reporting year.

Months are to be measured as being from a specific day in one month until the day with the preceding date in the following or subsequent or following months. Thus, for example, if a valid application is received on 23 June and is dealt with by 22 August it counts as being dealt with within two months. However, if it is not dealt with until 23 August, it doesn't.

Source

Development control monitoring system.

Interpretation

In its revised National Planning Policy Guideline 1 (November 2000), The Scottish Executive identified a series of targets for councils in dealing with planning applications. The target levels established include:

Type of Application	2 months	3 months
All applications	80%	85%
Householder applications	90%	95%

The time taken to deal with an application may be affected by a range of factors such as:

- the extent to which councillors have delegated responsibility for approving planning applications to officers (greater delegation will generally allow applications to be processed more quickly)
- the council's policy with regard to negotiations with applicants
- the number a type of applications received
- whether there are any objections to the application
- the number of situations where an applicant needs to submit amended plans in order to enable the planning officer to make a recommendation for approval
- the extent to which applications involve listed building consent or conservation area consent

the extent to which applications are subject to notification procedures with Scottish Ministers

consent
the extent to which applications are subject to notification procedures with Scottish Ministers.

Appeals

DS 2: The number of appeals that were successful:

- a) as a percentage of the number of planning determinations made by the council
- b) as a percentage of the number of determinations that went to appeal.

Definitions

An 'appeal' is defined in section 47 of the Town and Country Planning (Scotland) Act 1997 and section 35 of the Planning (Listed Buildings and Conservation Areas) Act 1997.

An appeal should be counted as upheld if any part of it is upheld.

Part (a) is the total number of planning applications determined by the council during the year. The annual total of applications determined should be taken as the sum of the table 1 total from the six monthly Scottish Executive Development Department Planning Applications Returns for the relevant reporting year.

Part (b) identifies the number of appeals which were determined by the Scottish Ministers during the year. This figure is being used to overcome difficulties arising over the year in which figures should be reported given that an applicant has six months in which to lodge an appeal and that this represents the start of a process of determination either by public local enquiry or an exchange of written submissions.

Source

Council's planning appeal records and the six monthly Scottish Executive Development Department Planning Applications Returns for the financial year.

Interpretation

Section 25 and 37(2) of the Town and Country Planning (Scotland) Act 1997 requires that planning decisions be made in accordance with the development plan unless material considerations indicate otherwise. If a proposal accords with the development plan and there are no material considerations indicating that permission should be refused, permission should normally be granted. Conversely, if the application does not accord with the plan, permission should be refused unless there are material considerations indicating that it should be granted. Although priority must initially be given to the development plan in determining a planning application, there is built in flexibility depending on the facts and circumstances of each case.

Councils consistently determining applications in accordance with up-to-date local plans, allowing for special circumstances where appropriate, are likely to have lower levels of appeals against their decisions. Nevertheless, of those cases subject to appeal, the percentage of appeals determined by Scottish Ministers in favour of the appellant may be regarded as giving an indication as to the quality of decisions taken by a council. That is, the lower the percentage of determinations appealed, and the lower the percentage of these found in favour of the appellant, the better the quality of decisions taken by the council.

Development Plans

DS 3: The percentage of the population covered by a Local Plan which has been adopted or finalised within the last five years.

Definitions

'Population': the most recent mid-year estimates published by the Registrar General.

'Adopted' means that a Notice of Adoption of Local Plan has been served in accordance with Regulation 39 of the Town and Country Planning (Structure and Local Plans) (Scotland)

Adopted means that a Notice of Adoption of Local Plan has been served in accordance with Regulation 39 of the Town and Country Planning (Structure and Local Plans) (Scotland) Regulations 1988. If a local plan does not meet the criterion of 'within the last 5 years', it should have been finalised or adopted on or after 1 April, four years before the start of the year to which this Guide applies.

Source

Council's Development Plan records and committee minutes.

Interpretation

National Planning Policy Guideline 1, revised by The Scottish Executive in 2000, indicates that local plans "...should be kept up to date and reviewed on no more than a five year cycle, testing for continued effectiveness and relevance...".

Some councils may carry out spot amendments to specific policies and proposals rather than comprehensive reviews of their plans as a means of ensuring that they are kept up to date.

The indicator excludes the impact of any external delays, such as a major local plan enquiry which may result in a plan taking longer than five years to adopt, and identifies solely the performance of councils in reviewing their plans.

Plans are devised within the statutory framework of Structure Plans which are not developed by individual councils in all parts of Scotland.