



Planning Performance Framework 2022/23

July 2023



North Ayrshire Council
Comhairle Siorrachd Àir a Tuath

Front Cover : Tom Arthur MSP with Provost of North Ayrshire Council, Councillor Anthea Dickson and Chief Planning Officer, Jim Miller planting a tree at Lochshore to mark the launch of National Planning Framework 4 in February 2023.

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Introduction

Planning Performance Framework

This is the Planning Performance Framework Report for North Ayrshire Council's Planning Service for the period April 2022 to March 2023.

Developed by Heads of Planning Scotland and supported by the Scottish Government and High-Level Group on Planning Performance, the planning performance framework (PPF) was introduced in 2012. The framework defines and measures what makes a high-quality planning service.

PPF reports contain both qualitative and quantitative evidence covering the key elements of a high-performing planning service, including speed of decision-making; certainty of timescales, process and advice; delivery of high-quality development and a commitment to a plan-led approach. PPF also contributes towards driving a culture of continuous improvement.

The Planning Performance Framework (PPF) report is prepared on an annual basis and submitted to the Scottish Government who provide feedback based on 14 agreed performance markers.

North Ayrshire Planning Service

The Planning Service in North Ayrshire, from January 2023, sits within the Housing and Public Protection Service within the Place Directorate. The Chief Planning Officer heads a team of 10 professional planners and four support staff split between two teams: Development Management and Strategic Planning (see Appendix 2).

Our Development Management team continue to deliver sector-leading determination timescales for planning applications while handling a high number of cases per officer. The Strategic Planning Team has commenced preparation of North Ayrshire's third Local Development Plan, undertaking early engagement with communities and stakeholders.

Scottish Government Feedback 2021/22

North Ayrshire Council's eleventh Planning Performance Framework Report covering the period April 2021 to March 2022 was submitted to Scottish Ministers in July 2022. In December 2022, the Minister for Public Finance, Planning and Community Wealth provided feedback on the report based around the 14 performance markers agreed by the High-Level Group on Planning Performance. Red, Amber or Green ratings were awarded based on the evidence provided, giving an indication of performance and the priority areas for improvement action.

For 2021/22, the Scottish Government rated us green against all 14 performance markers during the monitoring year. This was the third consecutive year and fourth year in the last five North Ayrshire's Planning Service has been rated green against all applicable performance markers.

Key Performance Markers Summary 2022/23

Driving Improved Performance

1. **Decision-making:** demonstrating continuous evidence of reducing average timescales for all development types

Our average timescales for determining local (6.1 weeks) and householder (5.4 weeks) planning applications during 2022/23 improved by 0.1 and 0.3 weeks respectively on the previous year and were well within the statutory time limit of two months. Two major applications without processing agreements were determined in an average of 14.1 weeks. While this was slower than the average last year (9.4 weeks) for the same number of applications, it remained better than the statutory timescale of 4 months. See [Appendix 1, Table 2](#).

2. **Processing agreements:** 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.

Processing agreements continue to be offered for all major applications and for complex local applications. This is highlighted on our website at: [Make a planning application](#). Nine applications were determined during the 12-month period which had a Processing Agreement. All nine were determined within the agreed timescale.

3. **Early collaboration** with applicants and consultees on planning applications:
 - availability and promotion of pre-application discussions for all prospective applications
 - clear and proportionate requests for supporting information

The service provides pre-application advice and guidance on development which needs approval from the Council, including: the development of business and commercial properties, or making alterations to existing premises; the development of new housing; change in the use of land or buildings; outdoor advertisements; buildings in conservation areas; listed buildings and trees covered by tree preservation orders. There is no charge for this service and a total of **317** pre-application enquiries were recorded in the past year.

Case studies 1 & 2 below highlight examples of the positive impact pre-application discussions have had on process and development outcomes.

More details are available on our website, here: [Advice and guidance](#). Anyone seeking advice is asked to email a dimensioned sketch drawing of their proposals with a location plan in the first instance.

4. **Legal agreements:** conclude (or reconsider) applications within 6 months of 'resolving to grant'.

No applications determined in the period April 2022 to March 2023 were subject to a legal agreement. We continue to seek to avoid the use of such agreements where possible.

5. **Enforcement charter** updated/re-published within last 2 years

The current Enforcement Charter was updated and republished in March 2021: [Planning Enforcement Charter](#)

6. **Continuous improvement:** progress ambitious and relevant service improvement commitments identified through PPF report

Service improvement commitments set out last year have been completed or are ongoing. See [Part 3](#).

Promoting the Plan-led System

7. **Local development plan** less than 5 years since adoption

The North Ayrshire Local Development Plan (LDP2) was adopted on 28 November 2019. See: [Adopted Local Development Plan](#)

8. **Development plan scheme** demonstrates next LDP:

- on course for adoption within 5-year cycle
- project planned and expected to be delivered to planned timescale

An updated [Development Plan Scheme](#) was adopted in October 2022. The proposed timetable for producing North Ayrshire's third Local Development Plan anticipates adoption of LDP3 in summer 2026 and early engagement has commenced.

It will not be possible to adopt LDP3 within 5 years of adopting LDP2 (i.e., by November 2024). The Scottish Government's feedback on last year's PPF accepted that the reasons for this are out with our control. See [Part 2 – Development Planning](#).

9. **Engagement:** Stakeholders including Elected Members, industry, agencies, the public and Scottish Government are engaged appropriately through all key stages of development plan preparation

Approximately 40 stakeholder meetings and events took place during the 12-month period, including with children and young people; community councils; NHS Ayrshire & Arran and developers. Training sessions held for all Elected Members in March 2023. See [Part 2 – Development Planning](#)

10. [Merged with No. 9 since 2021/22]

11. **Production of relevant and up to date policy advice**

We paused work to update and rationalise our non-statutory supplementary planning guidance in anticipation of the adoption of National Planning Framework 4 (NPF4). The intention is to review our policy guidance in the context of NPF4.

A draft Development Brief for an allocated housing site has been prepared since the publication of NPF4 in February 2023 and was published for consultation in April 2023.

Simplifying and Streamlining

12. **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)

The Planning Service continues to work across Council services to support, among other things, the Ayrshire Growth Deal, the Council's ambitious Strategic Housing Investment Programme (SHIP), Community Wealth Building, implementing the Environmental Sustainability and Climate Change Strategy and the Regeneration Delivery Plan.

See Case Study 3 & Part 3.

13. **Sharing good practice, skills and knowledge** between authorities

On Friday 31 March 2023, North Ayrshire hosted the Heads of Planning Scotland Conference at the sportscotland National Sports Training Centre in Largs. The conference marked the culmination of Chief Planning Officer Jim Miller's 12 months as Chair of Heads of Planning Scotland (HOPS).

Speakers from the Council provided presentations on community wealth building and the planning system; Millport's journey towards becoming a 'climate ready town' and the blue economy – see Case Study 4. A strong emphasis is placed within the service on sharing good practice, skills and knowledge, including via HOPS sub-forums, the Knowledge Hub resource and informal groups, including the Fife LDP Peer Review Group.

Delivering Development

14. **Stalled sites/legacy cases:** conclusion or withdrawal of planning applications more than one year old.

A long-standing legacy application, submitted in August 2014, was withdrawn in November 2022 following further discussion with the applicant. An alternative proposal for the site concerned is now subject to a major application due for determination later in 2023.

As at March 2023, one application was older than 12 months; it was validated in December 2021 and granted permission at Planning Committee on 25 January 2023 subject to a legal agreement which is in the process of being finalised.

15. **Developer contributions:** clear expectations
- set out in development plan (and/or emerging plan); and
 - in pre-application discussions

To support development and regeneration in North Ayrshire we do not routinely require developer contributions. The Local Development Plan expects the majority of new development to be directed towards sites that have infrastructure or services in place. Where further provision is required, the Supporting Development Objective: Infrastructure and Services policy within the Adopted Local Development Plan (p.16) sets out clear and proportionate expectations and the need for relevant assessments is highlighted alongside each development site where potential infrastructure deficiencies are known.

We meet regularly with the Education Service to monitor the impact of housing development on the capacity of our schools and have been able to advise prospective developers where a contribution may be required at pre-application stage.

Part 1 – Demonstrating a high-quality planning service

The Planning Performance Framework Annual Report aims to provide both quantitative and qualitative evidence to illustrate the performance of the Planning Service over the past 12 months, with a focus on our improvement journey.

Part 1 of the Planning Performance Framework Annual Report seeks to document the qualitative story of our performance, supported by case studies.

The narrative is structured around the following four themes:

- **Quality of Outcomes** – Demonstrating the added value delivered by planning;
- **Quality of Service and Engagement** – Demonstrating positive actions to support sustainable economic growth, initiatives to work consistently with stakeholders and deliver a positive customer experience;
- **Governance** – illustrating how structures and processes are proportionate, effective and fit for purpose;
- **Culture of Continuous Improvement** – improvements and changes in the last 12 months

Quality of Outcomes

Case Study 1 – Restoration of a ruined dwelling in the countryside

Overview: The Planning Service was approached by Ann Nisbet Studio with a view to converting a stone ruin in the countryside on the northern fringes of North Ayrshire into a new home for a private client. It is thought the former house has been part of the North Ayrshire landscape since the 18th century and was previously last inhabited over seventy years ago. The building had been modified and changed during its life as an agricultural store and cow byre.

The Council's planning policies support high quality design. The proposed development was granted on the basis of its contribution to rural housing and placemaking. This award-winning house was completed in 2022.

Goals: Through the policies of the Local Development Plan, North Ayrshire Council has aims to grow its population; tackle the legacy of vacant and derelict land and buildings and promote sustainable development in the countryside that results in positive social and economic outcomes while protecting the environment.

Although planning policies for rural housing enable the replacement of unlisted buildings with new build, there is a growing understanding that the repair and restoration of existing structures reduces the carbon footprint of development. There is also a growing understanding of the importance of place and the contribution that vernacular buildings make to the character of rural landscapes.

A ruined building which has not been modified with modern building materials, such as this example, provides a valuable starting point for a sensitive conversion which enables a conversation to take place between the old and the new.

Outcomes: The restoration of the ruined house has taken place over time using traditional building conservation methods combined with a harmonious contemporary design, all underpinned by excellent levels of insulation and low carbon heat/power systems. This work has directly improved environmental quality whilst adding to the sense of place. A ruined and abandoned building has been imaginatively restored and extended whilst retaining its rugged and natural setting.

Small, sensitive and sustainable developments such as this can add significantly to the image of North Ayrshire as an attractive place to live and work, and which help to demonstrate the diversity of the rural, coastal and island landscapes of the district.

This house has won several design awards including the RIAS Circular Economy Design Award and a RIBA Regional Award for 2023.



Further details and photographs: [Cuddymoss: A House for a Bird Watcher & On site progress](#) (Ann Nisbet Studio)

Quality of Service and Engagement

Case Study 2 – Delivering a National Development at Hunterston

Overview: National Planning Framework 4 designates Hunterston as a national development and follows from the Council's Adopted Local Development Plan (LDP2) identifying Hunterston as a Strategic Development Area. Policies support the repurposing of the area, including the former coal yard, for a variety of commercial uses, particularly relating to renewable energy.

The Planning Service's continued commitment to quick determination times for all applications has enabled planning consents to be timeously granted for a major new investment within Hunterston, supporting sustainable economic development.

Goals: XLCC approached the Council in late 2021 seeking to develop a 51-hectare site at Hunterston for a proposed high-voltage direct current (HVDC) subsea cable manufacturing facility, including 185m high extrusion tower and facilities for direct access to cable laying ships.

The development aligns with the Hunterston's national potential as a contributor to net zero; supporting high value jobs and new innovation capacity within the green, blue and

circular economies. The factory is expected to create 900 new, permanent roles, with the new HVDC subsea cable industry also creating thousands of additional jobs – including within local businesses – indirectly, such as supply of raw materials, factory fit-outs and fabrication –for specialist equipment, corporate and support services.

Outcome: Following EIA screening, scoping and the required ‘major’ pre-application processes, a planning application for permission in principle for the factory and detailed permission for the tower was submitted to the Council in February 2022, following discussions with Planning Services. Whilst the principle of a factory was acceptable, the applicant required confirmation that the tower could be achieved. A Processing Agreement was entered into and the permission was granted, subject to conditions, by the Planning Committee in June 2022

Applications to discharge the conditions relating to the June 2022 permission were submitted in September 2022. Through engagement with the applicant, Planning Services provided prompt feedback on the details submitted and advised of amendments and/or further information which would be required should the applicant wish to proceed. The applicant wished to amend some of the original conditions, which resulted in another two applications, subject to further discussion. The applications and details relating to conditions were approved by the Planning Committee in May 2023

From initial engagement, to the determination of a major application, three subsequent applications and the discharge of conditions, the whole process has taken just 18 months. Throughout the process, Planning Services provided a single point of contact to the applicant and to third parties. The proposal was subject to objections on grounds including visual impact and noise. The potential amenity impacts were carefully assessed, and both Planning Committee meetings were subject to delegations where both objectors and the applicant were permitted to address the Committee. The visual impact of the proposal, in particular, was acknowledged but this was balanced against the policy framework for the site and the potential positive impacts the development would have on the wider area.

It is considered that this process demonstrates robust project management and protocols for engagement within Planning Services.

“We thank the local community and North Ayrshire Council for their constructive engagement and support during the process, and we look forward to working with them and other local partners to ensure the factory delivers maximum benefits to Hunterston and the wider region.”

[XLCC Chairman Ian Douglas](#)

Governance

Case Study 3 – Supporting empty homes back into use

Planning Services has worked closely with the Council's Housing Service and Protective Services to try and bring privately owned residences back into use, particularly where the vacancy is causing harm to the local area. This is part of a wider cross-service approach to enforcement and action (where appropriate) which supports the regeneration of vacant and derelict land and properties, particularly those which have a significant detrimental impact on amenity.

This has often involved collaboration with external agencies such as the Police and Fire Service where there the properties are a safety risk or attract anti-social behaviour. Planning Services has provided a single point of contact for those agencies and taken formal enforcement action in terms of amenity, where appropriate. Through the Council's Private Sector Housing Team, Planning Services has provided property owners with advice on any planning issues they need to address in order to bring the property into use.

Culture of Continuous Improvement

Case Study 4 – Heads of Planning Scotland Conference

The Service continues to provide a training and learning environment to support our staff, including through opportunities to share and hear of best practice, and to implement learning and any necessary changes to improve performance.

The [2023 Heads of Planning Scotland Conference](#) was hosted at the sportscotland National Sports Training Centre in Largs in March 2023 and was attended by all planners within the team. This 'home' conference marked the culmination of Chief Planning Officer Jim Miller's 12 months as Chair of Heads of Planning Scotland (HOPS) ahead of his retirement in April.

Following the adoption of NPF4 in February, the conference was organised around the themes of 'coast'; 'climate' and 'community wealth building', reflecting the emphasis NPF4 places on tackling the climate crisis through the planning system, and the location of the conference in North Ayrshire. Speakers from the Council provided presentations on community wealth building and the planning system; Millport's journey towards becoming a 'climate ready town'; and the blue economy alongside other presentations including from Scottish Government, NatureScot, the Clyde Marine Planning Partnership and Homes for Scotland.

Part 2 – Performance Update

Development Planning

Overview: The Adopted North Ayrshire Local Development Plan, our second local development plan (LDP2), was adopted in November 2019 meaning it was 3 years and 4 months old at March 2023.

In June 2020, the Planning Committee endorsed our position to prepare North Ayrshire’s third local development plan (LDP3) under the provisions of the 2019 Act. At that time, it was anticipated these provisions would commence by December 2021, however, it was not until May 2023 that the Development Planning Regulations eventually came into force and the final guidance on preparing new-style local development plans was published. Consequently, our timetable for preparing and adopting LDP3 has inevitably been extended beyond the five-year anniversary of the adoption of LDP2.

The current project plan for the preparation of LDP3 is set out in our latest Development Plan Scheme, adopted in October 2022. The indicative timetable for the preparation of LDP3 includes an expected date of adoption in summer 2026. The recently published local development planning guidance states every planning authority in Scotland should have a new style LDP in place within around 5 years of the Regulations coming into force i.e., by May 2028. We will review our project plan in the context of the guidance but expect to adopt LDP3 well within the 5 year timescale.

We commenced preparation of LDP3 in late 2022, with a ‘pre-engagement’ phase aimed at sharing information of the process and timetable with key stakeholders. At the end of March 2023, a dedicated online hub to support the preparation of LDP3 and engagement with communities was launched, alongside publicity to support our ‘Your Place’ Survey, aimed at gathering the views of local people to inform the Evidence Report.

Over the 12 months from April 2022 to March 2023 we held approximately 40 stakeholder meetings and events, including with Elected Members; community councils; community planning partnership board and senior officers. Engagement with children and young people has been facilitated at this early stage of the process through the Council’s Joint Cabinet, the Joint Youth Forum and Youth Council.

Table 1 – National Headline Indicators: Development Planning

Measure	2018-19	2019-20	2020-21	2021-22	2022-23
Age of local development plan at end of reporting period	4 years, 10 m	4 months	1 year, 4 months	2 years, 4 months	3 years, 4 months

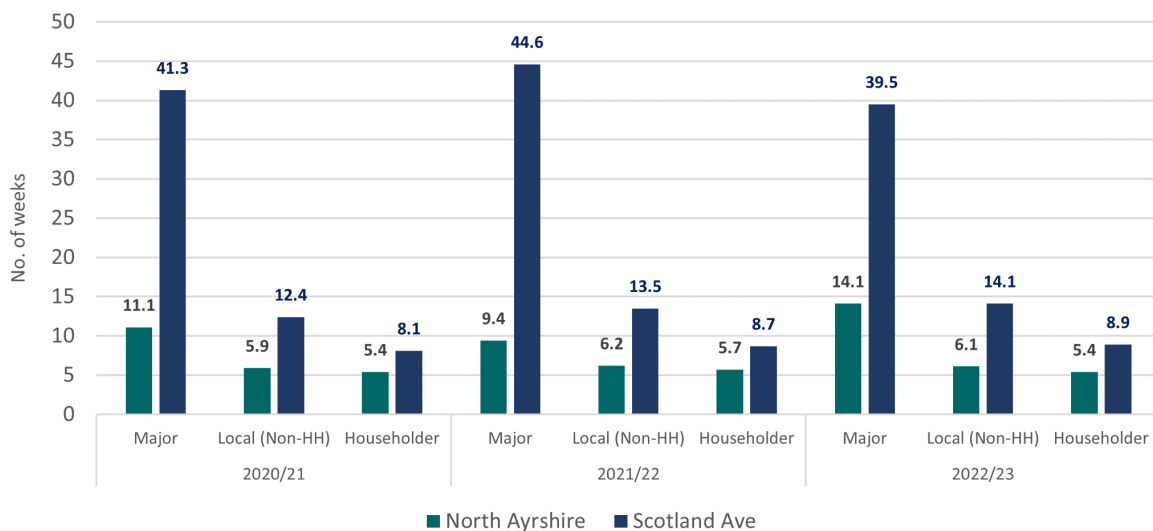
Measure	2018-19	2019-20	2020-21	2021-22	2022-23
Will the local development plan be replaced by its fifth anniversary according to the current development plan scheme?	No	Yes	Yes	No	No
Was the expected date of submission of the plan to Scottish Ministers in the Development Plan Scheme changed over the past year?	No	Not applicable	Not applicable	Yes	Yes
Were development plan scheme engagement/consultation commitments met during the year?	Yes	Not applicable	Not applicable	Not applicable	Yes
Housing approvals (units)	378	892	965	269	930
Housing completions over last 5 years (units)	1447	1445	1425	1848	To be advised
Marketable employment land supply (ha)	416	416	514	528	513
Employment land take-up (ha)	0	0	0	3.0	16.5

Latest Housing and Employment Land Audits are published online here: [Land use audits](#)

Development Management

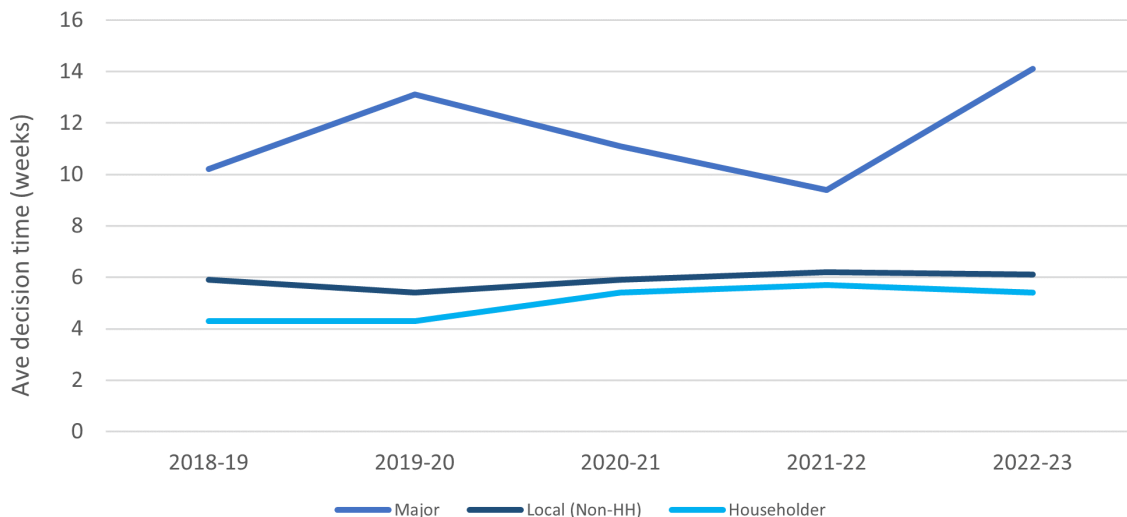
Overview: Our previous [PPF Reports](#) have reported outstanding decision-making timescales in all classes of development, with the average time take to determine applications consistently lower than the Scottish averages. This continued into 2022/23, as demonstrated by Figure 1.

Figure 1 - Comparison of North Ayrshire decision times with Scottish average



The twelve months to April 2023 saw the service deal with a similar number of major and local (non-householder) application types but significantly fewer householder proposals, after an apparent post-COVID ‘spike’ in 2021/22. Our average timescales for determining local (6.1 weeks) and householder (5.4 weeks) planning applications improved by 0.1 and 0.3 weeks respectively. The two major applications without processing agreements were determined in an average of 14.1 weeks. While this was slower than the average last year (9.4 weeks), it remained better than the statutory timescale of 4 months and significantly lower than the Scottish average.

Figure 2 - North Ayrshire decision-making timescales (2018/19 to 2022/23)



A full run-down of the National Headline Indicators and Official Statistics for Development Management are presented at [Appendix 1](#).

Enforcement

The Planning Service’s Enforcement Charter was updated in March 2021, meaning – at March 2023 – it was 24 months since it was published. A review of the Charter is underway and will be presented to the August 2023 Planning Committee for approval [Performance Marker 5].

Table 2 – National Headline Indicators: Enforcement Activity

Measure	2018-19	2019-20	2020-21	2021-22	2022-23
Complaints lodged and investigated	162	147	124	155	112
Breaches identified	96	90	59	88	76
Cases closed	210	152	101	149	90
Notices Served	10	9	12	13	6
Direct Action	0	0	0	0	0
Reports to the Procurator Fiscal	0	0	0	0	0
Prosecutions	0	0	0	0	0

Part 3 – Service Improvements

Delivery of 2022/23 Service Improvement Actions

Repositioning the Planning Service to promote Placemaking:

- **Ayrshire Growth Deal:** Support the Director of Growth and Investment in the implementation of the Ayrshire Growth Deal in North Ayrshire and the wider growth and investment opportunities.

In addition to supporting the delivery of major investment planned for Hunterston (Case Study 2), the Planning Service has supported the preparation of masterplans for Ayrshire Growth Deal projects at i3 and the Great Harbour, both in Irvine.

Support economic recovery and renewal by contributing to a cross service/Council approach to economic development, centred on placemaking and Community Wealth Building. Exploring the alignment of planning and community wealth building, including in context of NPF4.

Planning Services have worked alongside colleagues in the Economic Policy team including the Community Wealth Building Co-ordinator to input into the preparation of a new Regional Economic Strategy for Ayrshire; respond to the Scottish Government's consultation on community wealth building legislation; and develop thinking around the alignment of planning and community wealth building. In June 2022, the issue was discussed at the Community Wealth Building Expert Panel.

Driving Improved Performance:

- **Development Management:** Continue to provide an efficient and effective Development Management Service.

Sector-leading performance maintained.

- **Service Delivery:** review changes to service delivery necessitated by COVID-19 and new working patterns to identify potential opportunities to improve robustness of service delivery.

Minor modifications to processes continue to be made to ensure planning applications can be determined as efficiently as possible. Reflecting on changes necessitated by the circumstances of the pandemic, Case Officers have responsibility for the validation process, sending acknowledgement letters, consultations, posting site notices and ensuring the Uniform database is maintained to support service standards being upheld.

Promoting the plan-led system:

- **Development Planning:** Following the timetable set out in the Development Plan Scheme, develop Evidence Base to inform LDP3.

The Development Plan Scheme was adopted in October 2022 and we have commenced the early engagement stage which runs until the end of 2023.

2023/24 Service Improvement Actions

- The Service's Chief Planning Officer, Jim Miller, retired in April 2023 and the position will be filled at the start of August. Ahead of the new Chief Planning Officer starting in post, no new improvement actions for the Planning Service have been set at this time. The Service is continuing to focus on the early stages of preparing Local Development Plan 3 and delivering an efficient and effective Development Management service.

Workforce & Committee information

Workforce Information at 31st March 2023

The most senior member of the planning service sits at **tier 4** of the Council structure – see [Appendix 2](#).

Head Count:

Chief Planning Officer	1
Development Management	6
Development Planning	4
Technical Support	4
Total	15

RTPI Chartered Staff: 6

Age Profile:

Under 30	3
30-39	3
40-49	5
50 and over	4

Planning Committee Information

Full Council meetings	11
Planning Committees	9
Planning Committee site visits	0
Local Review Body meetings	6
Local Review Body site visits	0

Appendix 1 – Development Management Statistics

Including National Headline Indicators & Official Statistics

Table 1 – Summary of applications determined:

Measure	2018-19	2019-20	2020-21	2021-22	2022-23
Total number of applications determined	603	560	531	675	542
Application approval rate	95.7%	96.5%	95.2%	96.7%	96.3%
Delegation rate	96.2%	97.5%	97%	97%	96.9%
Percentage of applications valid upon receipt	37.5%	37.7%	52.7%	36.6%	38.6%
Major applications subject to a Processing Agreement (number)	2	6	5	1	2
Major applications subject to a Processing Agreement (%)	50%	75%	55%	33%	50%
Applications subject to pre-application advice (number)	148	131	126	165	230
Applications subject to pre-application advice (%)	24%	20%	28.7%	25%	42.4%
Legal Agreements – Major applications (number)	0	0	0	0	0
Legal Agreements – Major applications (average number of weeks to decision)	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable
Legal Agreements – Local applications (number)	0	0	0	0	0
Legal Agreements – Local applications (average number of weeks to decision)	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

Table 2 – Number of applications determined, average number of weeks to decision and applications decided within 2 months, by development type (applications which are not subject to a processing agreement):

Development type	Measure	2018-19	2019-20	2020-21	2021-22	2022-23
Major – all	Number of decisions	4	4	4	2	2
Major – all	Average number of weeks to decision	10.2	13.1	11.1	9.4	14.1
Major – housing	Number of decisions	4	1	3	0	2
Major – housing	Average number of weeks to decision	10.2	21.1	9.6	0	14.1

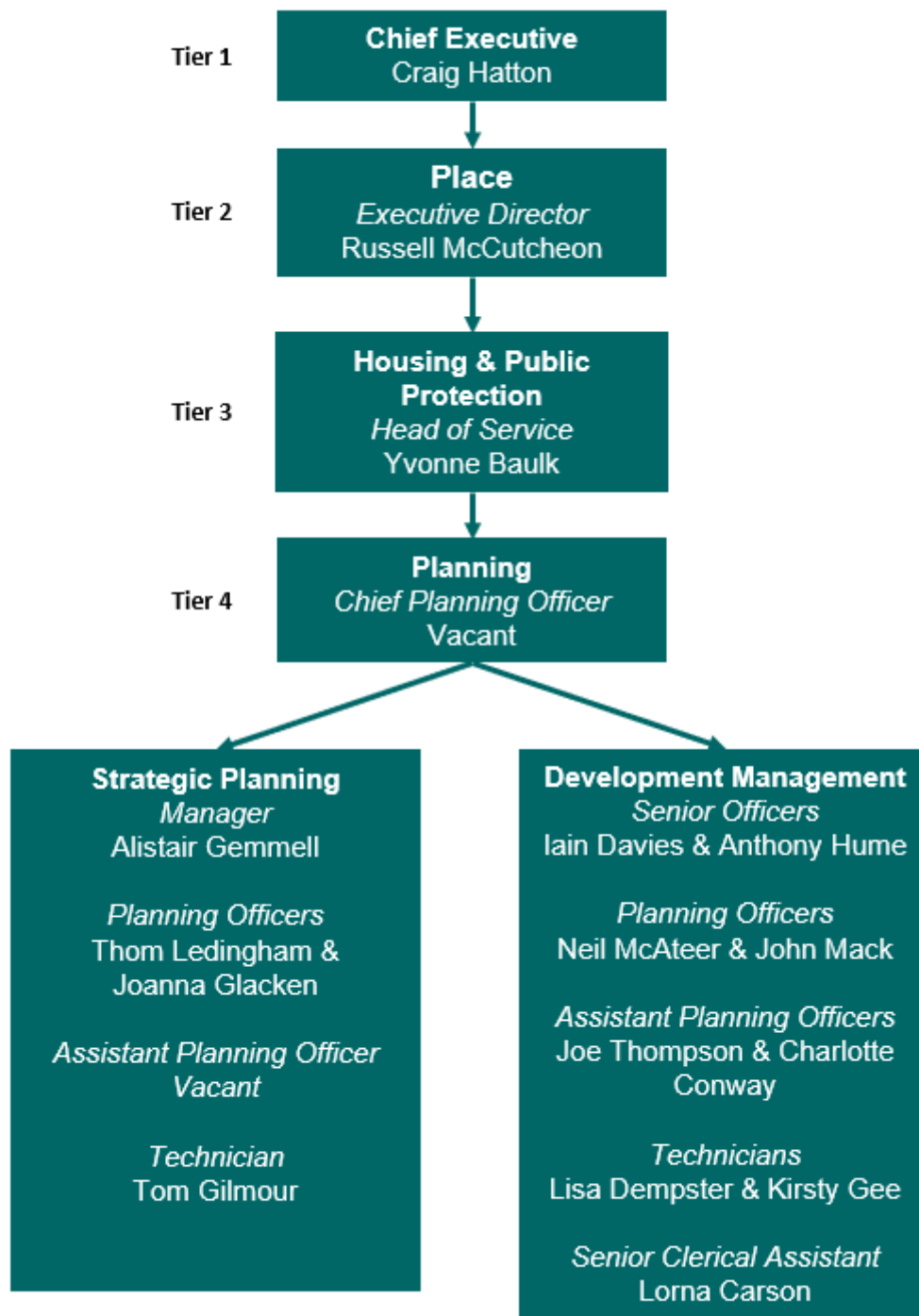
Development type	Measure	2018-19	2019-20	2020-21	2021-22	2022-23
Major – business and industry	Number of decisions	0	0	0	1	0
Major – business and industry	Average number of weeks to decision	0	0	0	12	0
Local (non-householder)	Number of decisions	234	221	234	232	235
Local (non-householder)	Average number of weeks to decision	5.9	5.4	5.9	6.2	6.1
Local (non-householder)	% of decisions less than 2 months	99.6%	99.6%	97.4%	94%	96.6%
Local (non-householder)	Average number of weeks to decision	5.6	5.3	5.8	6.1	5.9
Local (non-householder)	% of decisions over than 2 months	7.7%	3.6%	2.6%	6%	3.4%
Local (non-householder)	Average number of weeks to decision	9.7	9.6	10.1	9.2	11.6
Local – housing	Number of decisions	87	83	74	83	85
Local – housing	Average number of weeks to decision	6.4	6.0	6.3	6.3	6.4
Local – housing	% of decisions less than 2 months	92.0%	97.6%	97.3%	96.2%	96.5%
Local – housing	Average number of weeks to decision	6.1	5.9	6.2	6.2	6.3
Local – housing	% of decisions over than 2 months	8.0%	2.4%	2.7%	4.8%	3.5%
Local – housing	Average number of weeks to decision	10.0	9.2	9.1	9.2	10.0
Local – business & industry	Number of decisions	11	11	16	10	21
Local – business & industry	Average number of weeks to decision	6.7	5.1	5.2	5.5	6.0
Local – business & industry	% of decisions less than 2 months	72.7%	100%	93.8%	90%	100%
Local – business & industry	Average number of weeks to decision	5.8	5.1	5.2	5.5	6.0
Local – business & industry	% of decisions over than 2 months	27.3%	0	6.3%	10	0
Local – business & industry	Average number of weeks to decision	9.2	0	8.9	10.3	0
Householder	Number of decisions	268	229	194	304	204
Householder	Average number of weeks to decision	4.3	4.3	5.4	5.7	5.4
Householder	% of decisions less than 2 months	99.6%	99.6%	99.5%	98.7%	99%
Householder	Average number of weeks to decision	4.3	4.2	5.4	5.7	5.2
Householder	% of decisions over than 2 months	0.4%	0.4%	0.5%	3.4%	1%
Householder	Average number of weeks to decision	8.7	9.9	8.7	8.8	19.5
Advertisements	Number of decisions	15	24	10	35	13
Advertisements	Average number of weeks to decision	3.8	3.8	5.9	4.8	5.5

Development type	Measure	2018-19	2019-20	2020-21	2021-22	2022-23
Listed Building and Conservation Area Consent	Number of decisions	35	33	28	23	29
Listed Building and Conservation Area Consent	Average number of weeks to decision	6.2	5.9	6.0	6.7	6.4
Other Consents and Certificates	Number of decisions	45	45	55	49	37
Other Consents and Certificates	Average number of weeks to decision	2.6	2.4	3.7	4.6	4.1

Table 3 – Appeal Decisions

Measure	2018-19	2019-20	2020-21	2021-22	2022-23
Local Reviews – number	7	10	9	8	11
Local Reviews – original decision upheld (number)	5	7	7	6	5
Local Reviews – original decision upheld (%)	71.4%	70%	77.7%	75%	45.5%
Appeals to Scottish Ministers – number	2	1	0	3	2
Appeals to Scottish Ministers – original decision upheld (no.)	0	1	0	2	1
Appeals to Scottish Ministers – original decision upheld (%)	0%	100%	0%	66.7%	50%

Appendix 2 – Corporate Structure Diagram (at July 2023)



Our Contact Details

For more information or advice, please contact:

Planning Services
North Ayrshire Council
Cunninghame House,
Friars Croft,
Irvine, KA12 8EE

Tel: 01294 310000

Email: epanning@north-ayrshire.gov.uk

Web: [Visit the North Ayrshire Council website](#)

This Planning Performance Framework can be made available in other formats such as on audio tape, on CD, in Braille or in large print. We can also provide it in other languages if you ask us to.



North Ayrshire Council
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