

# Angus Council Performs

## Assets

In the following pages we provide information on a range of indicators around Asset Management in Angus. For each indicator we provide not only data but also a short explanation of our performance.

Numbers can only tell us so much about performance so every year we also publish a range of other things, such as news releases, web-pages and committee reports that might give you a better picture of the services we provide and the level of service that is delivered.

More information on how Angus Council manages Assets can be found in the following:

- [Asset Management](#) committee reports
- [Forfar Community Campus Project](#) web-page
- [Brechin Community Campus Project](#) web-page
- [Building Construction - Conditions of Contract](#) web-page
- [Corporate Improvement Plan Annual Report 2012/2013](#)

Angus Council manages a range of other assets from housing, to Information Technology to information, more information on these areas can be found in the following:

- [Housing](#) web-pages
- [Housing](#) committee reports
- [Communications](#) committee reports
- [Information Governance](#) web-pages

## **% of buildings from which the council delivers services that are suitable for, and accessible to, disabled people (SPI)**

The percentage of accessible council buildings fell from 93.75% in 2011/12 to 93.68% in 2012/13; this meant we missed our 2012/13 target of 93.79%. In 2012/13 we had the fourth highest percentage of council buildings in Scotland that could be accessed by disabled people.

The Council sold an accessible building in 2012/13 so that 89 of 95 buildings are now accessible compared with 90 of 96 before. The accessibility project at the Signal Tower, Arbroath won't now be completed until 2013/14, giving us a 2013/14 target of 94.74% (90/95). The project to replace Brechin High School will deliver an accessible swimming pool, however, there aren't any plans to address Brechin City Hall at present.

The age and construction of buildings can make accessibility improvements technically impractical or very expensive. There will always remain a few buildings where equality of access cannot be practicably delivered. This is why our maximum deliverable target is 95.79% (91/95).

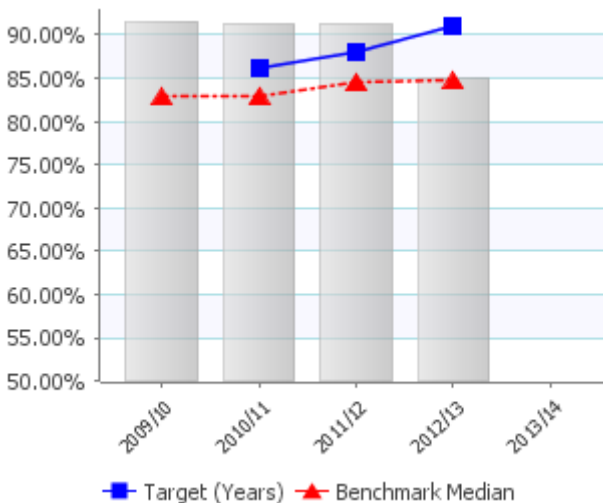


ITEM	YEAR	VALUE	TARGET	BENCHMARK MEDIAN
1	2009/10	88.78%	Blank	71.00%
2	2010/11	92.70%	94.00%	68.30%
3	2011/12	93.75%	93.75%	74.84%
4	2012/13	93.68%	94.79%	78.62%
5	2013/14	Blank	94.74%	Blank

**Proportion of gross internal floor area that is in satisfactory condition m2 (SPI) (LGBF)**

At the end of 2012/13 85.02% of the floor area of our buildings was in a satisfactory condition, this compares with 91.22% last year, a drop of 6.2%. Based on 2012/13 figures this was better than the average Scottish council (84.72%). In 2012/13 we were ranked 16th of Scotland's 32 councils.

The condition of our buildings is affected by many factors; increases and decreases in the number of floor area, wear and tear and maintenance and improvement works. The big change in 2012/13 was due to Forfar Academy being downgraded from suitable condition B to unsuitable condition C, Forfar Academy has the largest floor area of any of our buildings and this has a noticeable impact on the figure. A project to procure a replacement school is well underway.



ITEM	YEAR	VALUE	TARGET	BENCHMARK MEDIAN
1	2009/10	91.58%	Blank	82.82%
2	2010/11	91.22%	86.20%	82.92%
3	2011/12	91.22%	88.00%	84.62%
4	2012/13	85.02%	91.00%	84.72%
5	2013/14	Blank	Blank	Blank

**% of operational buildings that are suitable for their current use (SPI) (LGBF)**

In 2012/13 86.41% of our operational buildings were suitable for their current use; this is 0.4% less than in 2011/12 when the figure was 86.81%; this also means that we beat our 2012/13 target of 86%.

Our 2012/13 figure was better than the average Scottish council (82.87%). In 2012/13 we were the 11th best of Scotland's 32 councils.

The suitability of our buildings is affected by many factors; changes in the stock of buildings, wear and tear, maintenance and improvement works and the needs of different services. The measure of the suitability of buildings is based on the views of the services that use each one.



ITEM	YEAR	VALUE	TARGET	BENCHMARK MEDIAN
1	2009/10	85.03%	Blank	76.97%
2	2010/11	85.86%	84.60%	80.11%
3	2011/12	86.81%	85.00%	81.63%
4	2012/13	86.41%	86.00%	82.87%
5	2013/14	Blank	Blank	Blank