

## Appendix 1: Analysis of Public Consultation Responses

### Introduction

Public consultation on the draft Local Heat & Energy Efficiency Strategy and Delivery Plan took place between 20 June 2024 and 2 August 2024.

The consultation was promoted on the Engage Angus website and through regular posting on the council's website, social media channels and e-newsletters. Both the documents and an interactive digital map showing the LHEES area-based outputs were available on Engage Angus. The site attracted 931 visits to the consultation page. The Strategy draft was viewed/downloaded 274 times, and the Delivery Plan draft was viewed/downloaded 155 times. The LHEES Web Map was accessed 100 times. Overall, there was 93 responses to the consultation. Respondents have been allocated a respondent ID and these are listed in table one.

The summary of consultation responses is shown below; there were twelve questions where respondents could select an answer from given options and expand on their answer/s in a comments box. The final question (thirteen) was an any other general comments essay option at the end of the survey. All comments for each question have been categorised by theme with a proposed council response in the preceding tables. Appendix 2 contains the comments for each question reproduced in full.

**Table one: Consultation Respondent ID Numbers**

Respondent ID	Login (Screen name)	Tenure
LHEES 001	Anonymous	I own a home in Angus
LHEES 002	Anonymous	I own a home in Angus
LHEES 003	Anonymous	I own a home in Angus
LHEES 004	Anonymous	I own a home in Angus
LHEES 005	Anonymous	I own a home in Angus
LHEES 006	Anonymous	I own a home in Angus
LHEES 007	Anonymous	I rent a home in Angus
LHEES 008	Anonymous	I own a home in Angus
LHEES 009	Anonymous	I own a home in Angus
LHEES 010	Anonymous	I rent a home in Angus
LHEES 011	Anonymous	I own a home in Angus
LHEES 012	Anonymous	I rent a home in Angus
LHEES 013	Anonymous	I own a home in Angus
LHEES 014	Anonymous	I own a home in Angus
LHEES 015	Anonymous	I rent a home in Angus; I have a business premises in Angus
LHEES 016	Anonymous	I rent a home in Angus
LHEES 017	Anonymous	I rent a home in Angus
LHEES 018	Anonymous	I rent a home in Angus
LHEES 019	Anonymous	I own a home in Angus
LHEES 020	Anonymous	I own a home in Angus

LHEES 021	Anonymous	I rent a home in Angus
LHEES 022	Anonymous	I rent a home in Angus
LHEES 023	Anonymous	I own a home in Angus, I am a private landlord with properties in Angus
LHEES 024	Anonymous	I own a home in Angus, I have a business premises in Angus, I am a private landlord with properties in Angus
LHEES 025	Anonymous	I am a private landlord with properties in Angus
LHEES 026	Anonymous	I own a home in Angus, I am a private landlord with properties in Angus
LHEES 027	Anonymous	I am a private landlord with properties in Angus
LHEES 028	Anonymous	I own a home in Angus, I am a private landlord with properties in Angus
LHEES 029	Anonymous	I own a home in Angus, I have a business premises in Angus
LHEES 030	Anonymous	I am a private landlord with properties in Angus
LHEES 031	Anonymous	I am a private landlord with properties in Angus
LHEES 032	Anonymous	I have a business premises in Angus, I am a private landlord with properties in Angus
LHEES 033	Anonymous	I own a home in Angus, I have a business premises in Angus, I am a private landlord with properties in Angus
LHEES 034	Anonymous	I own a home in Angus, I have a business premises in Angus, I am a private landlord with properties in Angus
LHEES 035	Anonymous	I am a private landlord with properties in Angus
LHEES 036	Anonymous	I own a home in Angus
LHEES 037	Anonymous	I own a home in Angus, I am a private landlord with properties in Angus
LHEES 038	Anonymous	I own a home in Angus, I rent a home in Angus, I am a private landlord with properties in Angus
LHEES 039	Anonymous	I am a private landlord with properties in Angus
LHEES 040	Anonymous	I own a home in Angus, I rent a home in Angus
LHEES 041	Anonymous	I am a private landlord with properties in Angus
LHEES 042	Anonymous	I own a home in Angus, I am a private landlord with properties in Angus
LHEES 043	Anonymous	I am a private landlord with properties in Angus
LHEES 044	Anonymous	I am a private landlord with properties in Angus
LHEES 045	Anonymous	I am a private landlord with properties in Angus
LHEES 046	Anonymous	I am a private landlord with properties in Angus
LHEES 047	Anonymous	I own a home in Angus, I am a private landlord with properties in Angus
LHEES 048	Anonymous	I own a home in Angus, I am a private landlord with properties in Angus
LHEES 049	Anonymous	I own a home in Angus, I am a private landlord with properties in Angus
LHEES 050	Anonymous	I own a home in Angus, I am a private landlord with properties in Angus

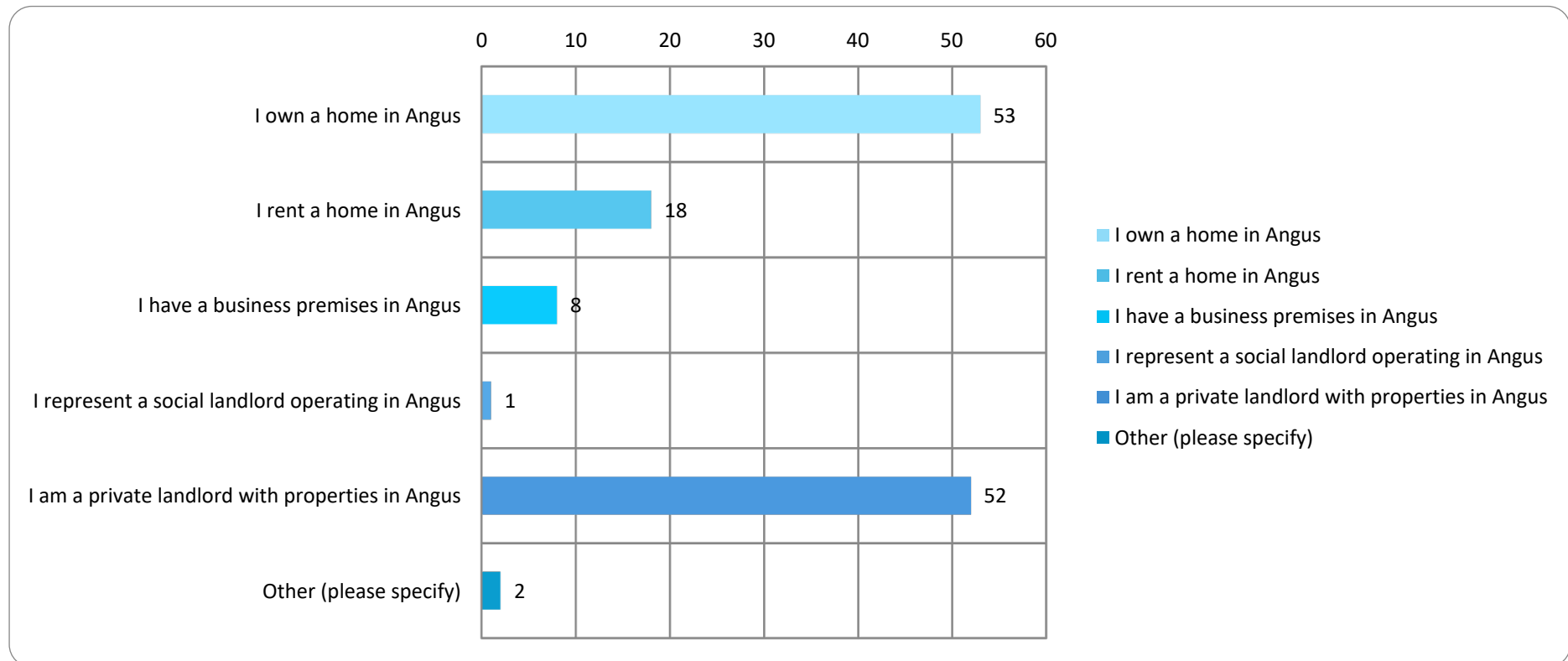
LHEES 051	Anonymous	I have a business premises in Angus, I am a private landlord with properties in Angus
LHEES 052	Anonymous	I am a private landlord with properties in Angus
LHEES 053	Anonymous	I own a home in Angus, I am a private landlord with properties in Angus
LHEES 054	Anonymous	I am a private landlord with properties in Angus
LHEES 055	Anonymous	I own a home in Angus, I am a private landlord with properties in Angus
LHEES 056	Anonymous	I am a private landlord with properties in Angus
LHEES 057	Anonymous	I own a home in Angus, I am a private landlord with properties in Angus
LHEES 058	Tom McKay	I am a private landlord with properties in Angus
LHEES 059	Janice	I am a private landlord with properties in Angus
LHEES 060	Andy P	I own a home in Angus, I am a private landlord with properties in Angus
LHEES 061	Iain	I own a home in Angus, I rent a home in Angus
LHEES 062	Anonymous	I rent a home in Angus; I am a private landlord with properties in Angus
LHEES 063	Mrs Doubtful	I own a home in Angus, I am a private landlord with properties in Angus
LHEES 064	matthew	I am a private landlord with properties in Angus
LHEES 065	John Thornton	I own a home in Angus
LHEES 066	Andy	I own a home in Angus, I rent a home in Angus, I am a private landlord with properties in Angus
LHEES 067	Ducati1000	I own a home in Angus
LHEES 068	Farquhar	I am a private landlord with properties in Angus
LHEES 069	Allison Taylor	I own a home in Angus
LHEES 070	SL	I own a home in Angus
LHEES 071	Sheena	I rent a home in Angus
LHEES 072	Ian Greig	I am a private landlord with properties in Angus
LHEES 073	David Macgregor	I own a home in Angus, I have a business premises in Angus, I am a private landlord with properties in Angus
LHEES 074	Karen Ross	I am a private landlord with properties in Angus
LHEES 075	millar	I own a home in Angus, I am a private landlord with properties in Angus
LHEES 076	SimonA	I am a private landlord with properties in Angus
LHEES 077	Brizy	I own a home in Angus, I am a private landlord with properties in Angus
LHEES 078	Neil Eddie	I am a private landlord with properties in Angus
LHEES 079	Tob_63	I rent a home in Angus
LHEES 080	Robin Hally	I am a private landlord with properties in Angus
LHEES 081	steve	I own a home in Angus
LHEES 082	Garry Mltchell	I represent a social landlord operating in Angus
LHEES 083	H	I am a private landlord with properties in Angus

LHEES 084	George Lowe	I own a home in Angus, I am a private landlord with properties in Angus
LHEES 085	Landlord707	I own a home in Angus, I am a private landlord with properties in Angus
LHEES 086	FH	I own a home in Angus
LHEES 087	Susan Thomson	I own a home in Angus
LHEES 088	Clive Smith	I own a home in Angus, I rent a home in Angus
LHEES 089	Trish	I own a home in Angus
LHEES 090	Krys	I own a home in Angus
LHEES 091	Dan	I own a home in Angus
LHEES 092	Michael Marley	Other
LHEES 093	Patricia Parker	I own a home in Angus, I rent a home in Angus, I am a private landlord with properties in Angus

**Q1. Which of the following applies to you? Tick all that apply.**

**Figure one:** The majority of responses to the consultation have been from respondents who own a home in Angus and/or are private landlords with properties in Angus.

There were 93 responses to this question, respondents could select more than one option hence the greater numbers below. e.g. they may own their house and have a business premises in Angus and be a private landlord with properties in Angus.

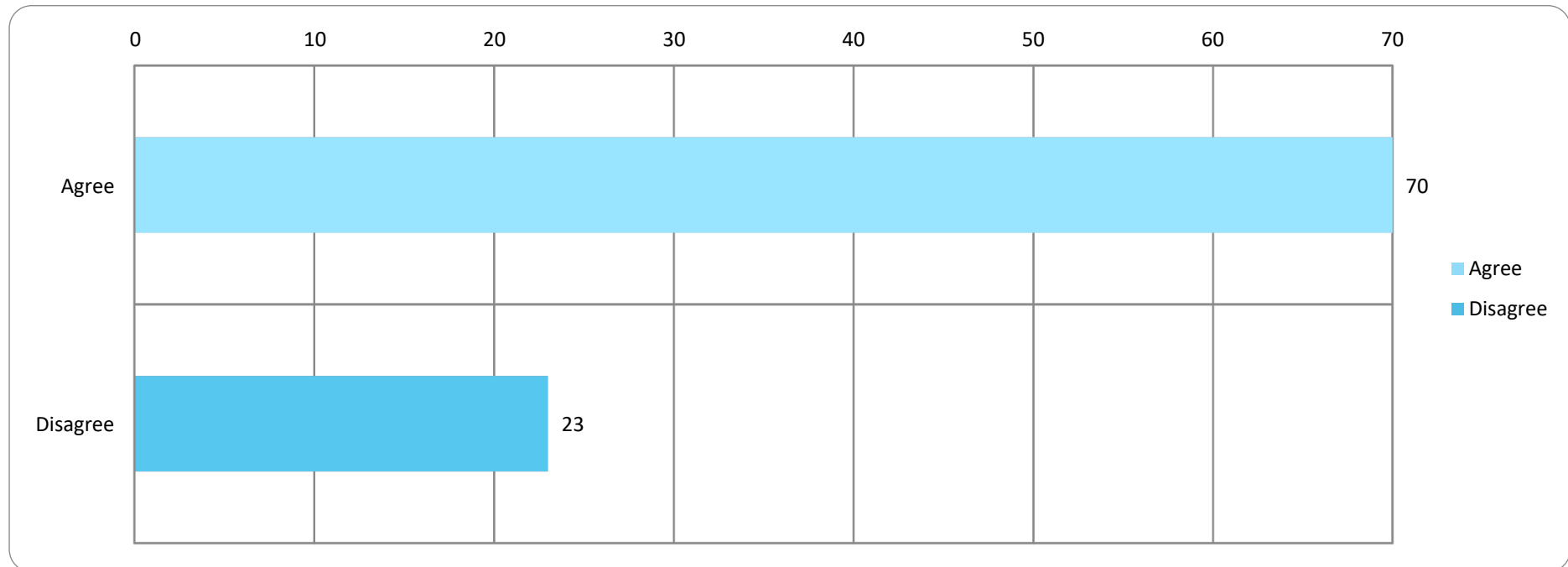


Two respondents selected the 'Other (please specify)' option. They were a Member of a Community Council and a representative from SCARF.

## Q2. Do you agree with the Angus LHEES aim?

*'Improve the energy efficiency of buildings and ensure a just transition to decarbonised heat sources across Angus to reduce Fuel Poverty and contribute towards achieving Net Zero emissions'.*

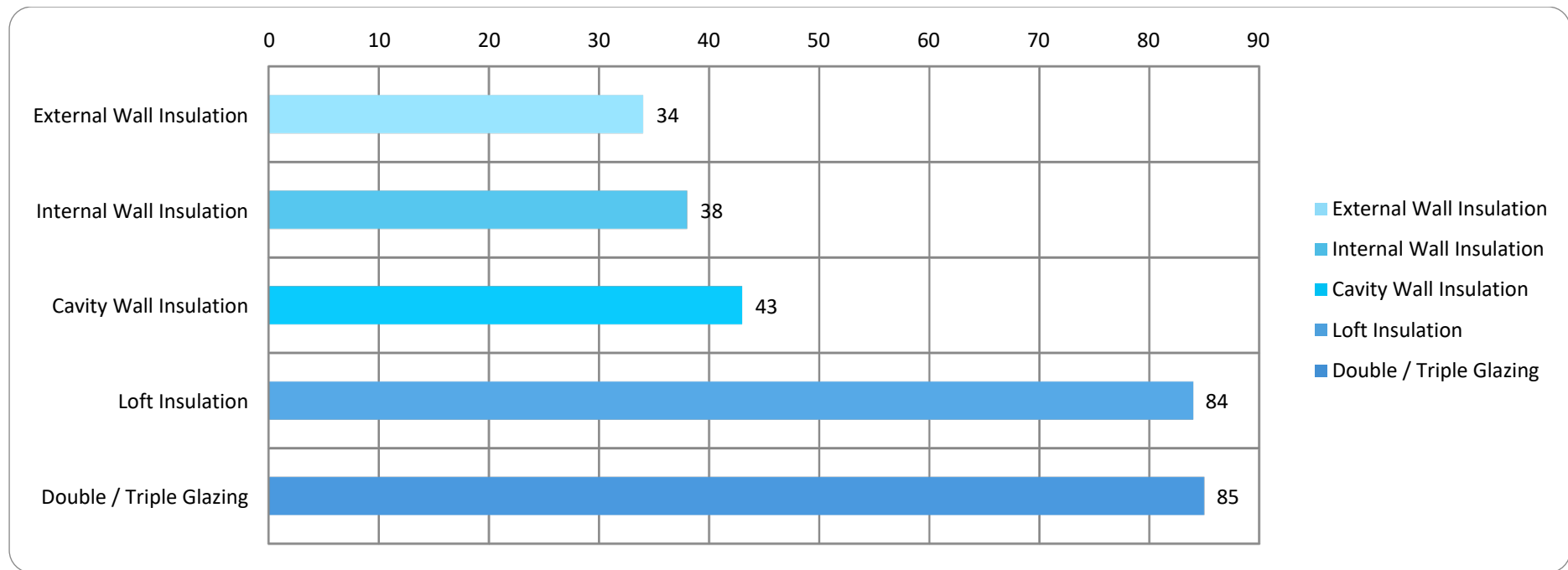
**Figure two:** there were 93 responses with 70 respondents (75%) agreeing with the Angus LHEES aim, which is a particularly good level of support going forward for delivering LHEES.



**Q3. Which of the following energy efficiency measures do you have a positive view of? Tick all that apply.**

**Figure three:** There is a positive view of loft insulation and double/triple glazing, but the different types of wall insulation haven't received as positive a response.

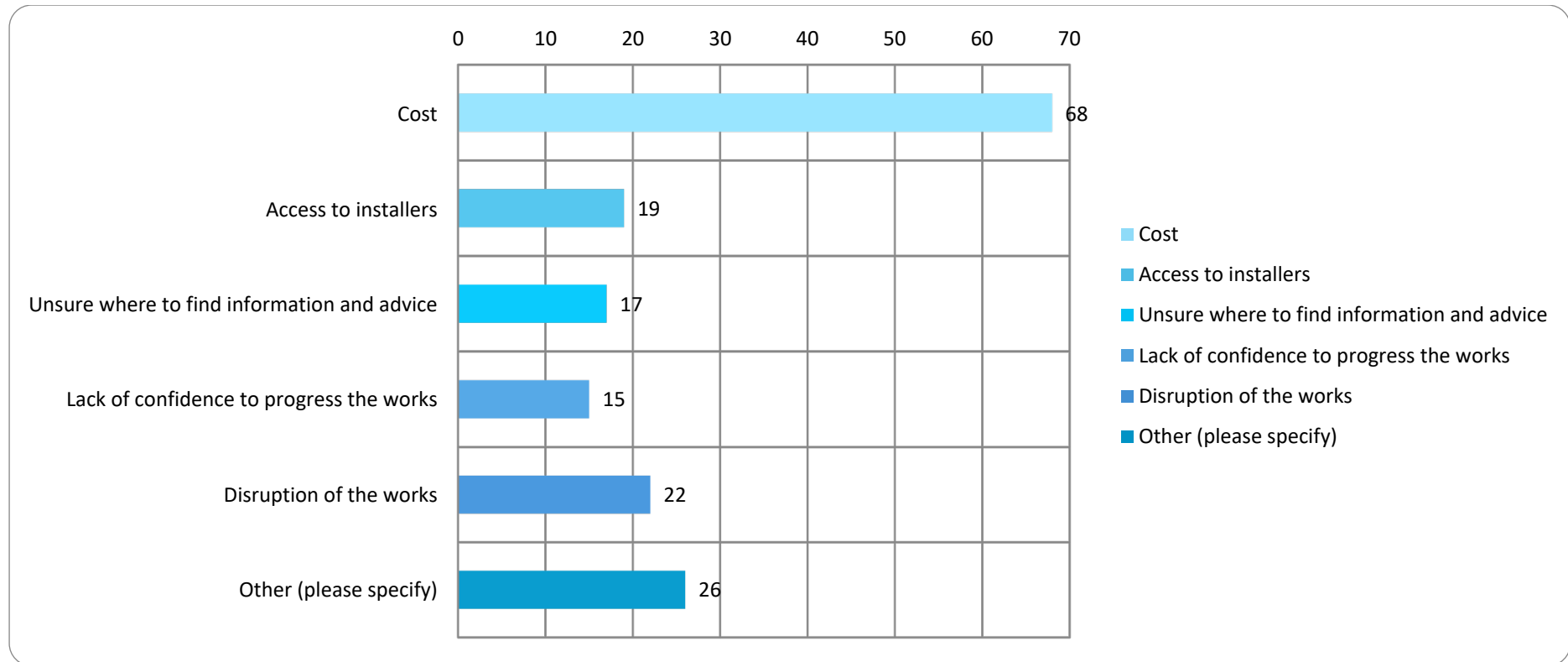
There were 93 responses to this question, respondents could select more than one option hence the greater numbers below.



**Q4. Are any of the following preventing you from installing the measures selected above? Tick all that apply.**

**Figure four:** Cost, by far, is the biggest barrier to installing energy efficiency measures. Table two below contains supporting comments from the respondents.

There were 93 responses to this question, respondents could select more than one option hence the greater numbers below.





**Table two:** Themed Grouping of Responses to Question four.

Theme	Summary of Response	Council Response	Proposed Changes to the LHEES	Respondent ID(s)
Property is a Listed Building and/or located in a Conservation Area.	Some respondents simply stated their property was a listed building or located in a conservation area. Others, stated that List Building status prevents them from installing energy efficiency measures, and the costs are uneconomical.	The responses from the respondents indicating that their property is either a Listed Building and/or within a Conservation Area are noted and appreciated. The LHEES Strategy notes that there are potential obstacles through Listed Building legislation that makes their installation difficult and may require consent to do so. It is also noted within section 6 of the Strategy that the costs of the measures will be difficult for some of our residents to pay for.	None.	LHEES001, LHEES006, LHEES040, LHEES045
Property is of Traditional Construction - Solid Brick & Stone	Respondents stated their property was of traditional construction - they have struggled to source good advice on how to treat their property and wall insulation (external and cavity) doesn't lend itself to this construction type.	The comments of the respondents are duly noted. There is technical guidance available from Historic Environment Scotland. They have produced a technical document called a Guide to Energy Retrofit of Traditional Buildings which describes retrofit measures which can be used to improve the energy efficiency of traditional buildings. Reference to this document will be added to the LHEES strategy.  <a href="https://www.historicenvironment.scot/archives-and-research/publications/publication/?publicationid=47c9f2eb-1ade-4a76-a775-add0008972f3">https://www.historicenvironment.scot/archives-and-research/publications/publication/?publicationid=47c9f2eb-1ade-4a76-a775-add0008972f3</a>	Addition of text to LHEES Strategy, section 5.5.2 Conservation Areas and Listed Buildings: Historic Environment Scotland published a technical document in November 2021 called a 'Guide to Energy Retrofit of Traditional Buildings'. The guide describes retrofit measures which can be used to improve the energy efficiency of traditional buildings, whilst maintaining as much of their historic fabric and creating healthy indoor environments. These measures are backed up by research and showcased in various case studies, as trialled by Historic Environment Scotland.	LHEES024, LHEES027, LHEES070, LHEES080

<p>Cost and Funding</p>	<p>The cost of installing the energy efficiency measures.</p> <p>Lack of accessible funding to be able to install the measures.</p>	<p>The responses from the respondents are noted and appreciated. It is noted within section 6 of the Strategy that the costs of energy efficiency measures will be difficult for some of our residents to pay for, especially during the current cost of living crisis.</p> <p>There are funding streams available which respondents may be eligible for. Each property and household circumstances can be different and therefore the amount of grant funding and / or customer contribution can vary. By applying through the central Home Energy Scotland hub, homeowners, tenants, and private landlords can find out exactly what funding they can obtain. Via Business Energy Scotland, the Scottish Government offers a loan scheme for eligible SME's to help pay for energy efficiency projects.</p> <p>Once the 'Heat in Buildings Bill' is finalised by the Scottish Government, it is hoped there will be more clarity around finance and funding streams available for all sectors.</p> <p><a href="https://www.homeenergyscotland.org/find-funding">https://www.homeenergyscotland.org/find-funding</a></p> <p><a href="https://businessenergyscotland.org/get-support/">https://businessenergyscotland.org/get-support/</a></p>	<p>None.</p>	<p>LHEES005, LHEES008, LHEES018, LHEES045</p>
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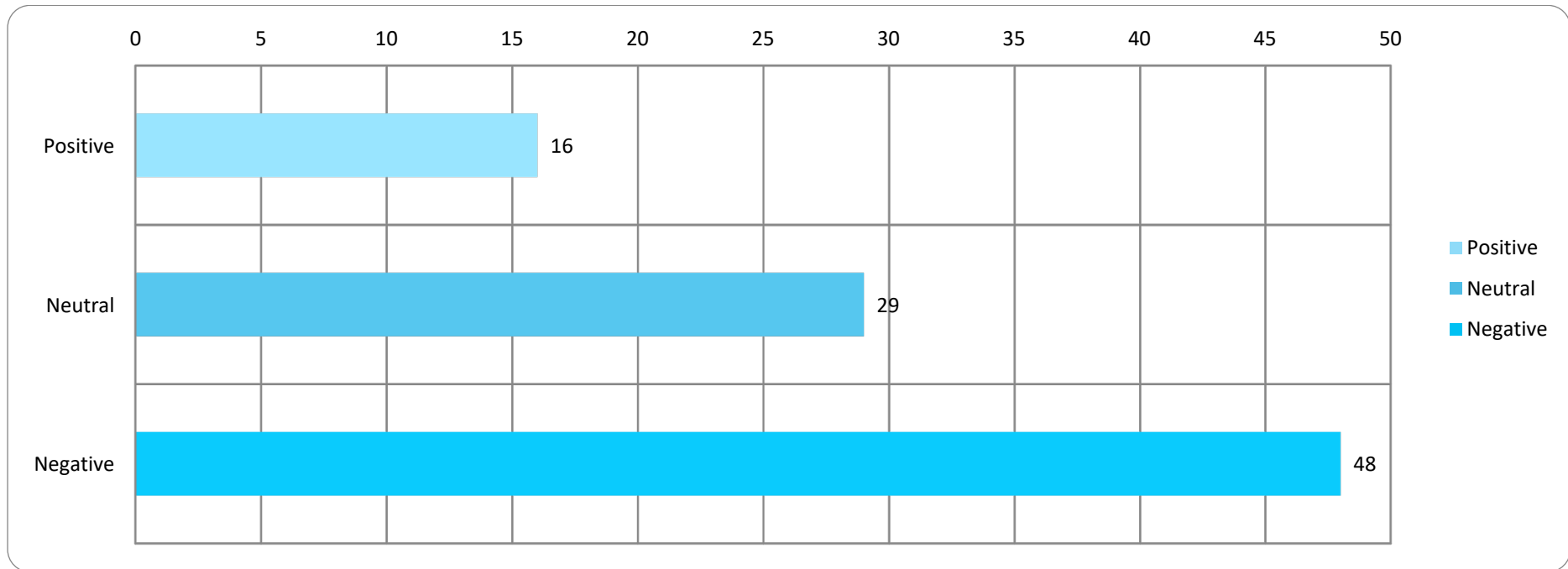
<p>Lack of confidence in contractors.</p>	<p>No confidence that the information given by contractors is correct. Unreliable contractors. Post-installation worries around contacting a contractor again if a problem occurs.</p>	<p>The concerns from the respondents are duly noted. Angus Council operates the 'Angus Trusted Traders' Scheme where traders have to meet strict criteria to become a member of the scheme and are fully vetted by the Council's Trading Standards Team. This could ease the worry of selecting unreliable contractors and post-installation correspondence.</p> <p>Many Government grant and loan schemes have contractor requirements which must be met for the work to be funded so this should ensure contractors are suitably qualified to provide correct information.</p>	<p>None.</p>	<p>LHEES009, LHEES018</p>
<p>Potential long-term building damage occurring from certain measures.</p>	<p>Concerns over the potential long term detrimental effect on buildings from installing wall and floor insulation, e.g. condensation and damp.</p>	<p>The concerns from the respondents are duly noted. If the correct type of insulation for the building construction type is installed as per approved independent testing and manufacturers literature and the correct amount of ventilation is provided where relevant along with the building being maintained to a good standard there shouldn't be a detrimental effect to buildings.</p>	<p>None.</p>	<p>LHEES027, LHEES070, LHEES083, LHEES091</p>
<p>Supply chain and the availability of contractors.</p>	<p>Concerns around the availability of equipment and contractors to complete post-installation maintenance.</p>	<p>The comment from the respondent is welcomed and duly noted, but unfortunately this is out with the Council's control.</p>	<p>None.</p>	<p>LHEES085</p>

<p>Measures are installed by the Landlord.</p>	<p>Respondent commented that it's the responsibility of their Housing Association to install energy efficiency measures.</p>	<p>The response from the respondent is welcomed. There are legislative requirements for Local Authority Housing, Social Housing, and Private landlords to meet minimum energy efficiency standards, hence they will need to install energy efficiency measures to meet these standards.</p>	<p>None.</p>	<p>LHEES012</p>
<p>Measures listed (Cavity, internal and external wall insulations, loft insulation and/or double/triple glazing) have already been installed.</p>	<p>Some respondents have installed some or all measures listed.</p>	<p>The responses from the respondents are noted and appreciated.</p>	<p>None.</p>	<p>LHEES004, LHEES027, LHEES050, LHEES066, LHEES073, LHEES088, LHEES093</p>
<p>Energy Performance Certificate concerns</p>	<p>Respondent has a lack of confidence in the calculations undertaken to produce an Energy Performance Certificate (EPC).</p>	<p>The respondents' comment is welcomed and duly noted. The Scottish Government are aware of the issues around EPC's. In July 2023 they released a consultation setting out proposals to reform domestic and non-domestic Energy Performance Certificates. The current metrics don't accurately reflect the fabric efficiency of a home or do they support the transition to net zero. To address this, the Scottish Government are proposing to reform the current metrics to provide more holistic information about the efficiency of a home that is relevant to owners and occupiers. More information can be found here:</p>	<p>None.</p>	<p>LHEES024</p>

		<a href="https://www.gov.scot/publications/energy-performance-certificate-epc-reform-consultation/pages/5/">https://www.gov.scot/publications/energy-performance-certificate-epc-reform-consultation/pages/5/</a>		
LHEES related policies	Respondent feels policies have a discriminatory effect on rural properties.	The comment from the respondent is duly noted but the respondent hasn't stated what the discriminatory effects are on rural properties; further information is required to enable a response. The LHEES aims to be fair and equitable for all property types.	None.	LHEES024
Miscellaneous	Respondents have commented that their house has been damp since construction and they don't install measures so would like to remain impartial.	These comments are appreciated and duly noted; they don't require a response as they are statements.	None.	LHEES007, LHEES092

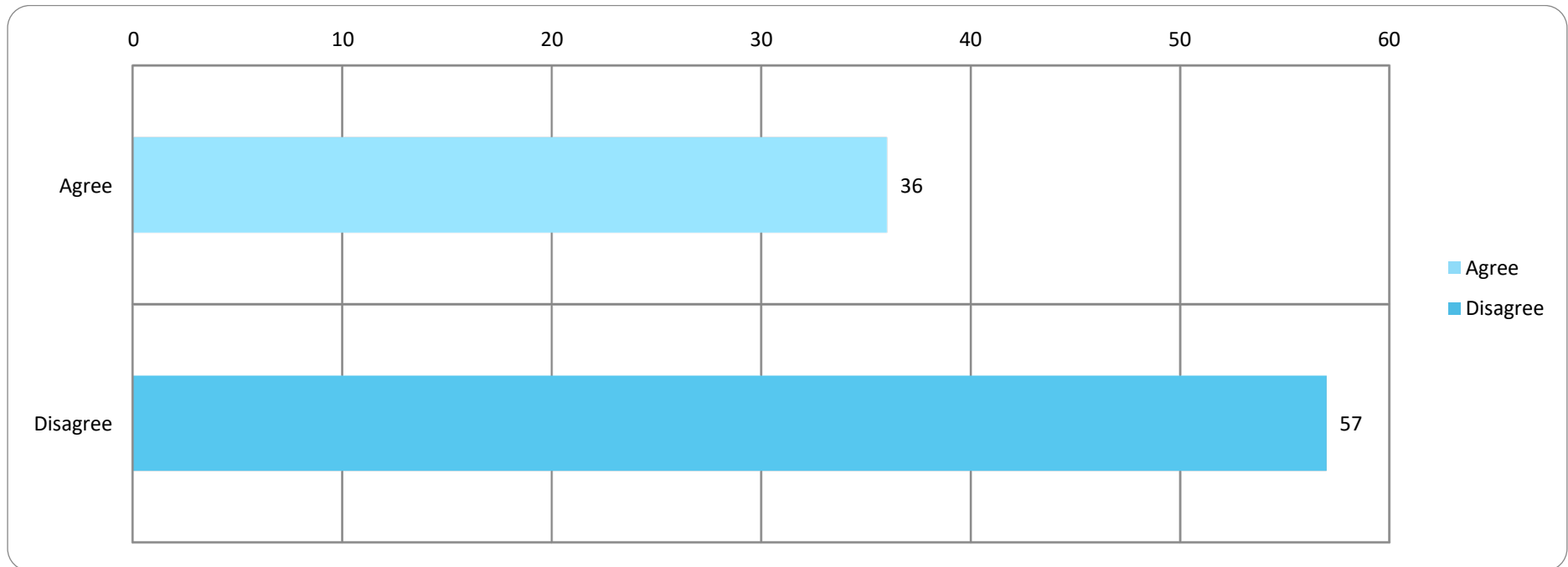
**Q5. Heat Pumps have been identified by the Scottish Government as one of the main technologies for decarbonising heat to help us achieve Net Zero. Is your view of heat pumps: Positive, Neutral or Negative?**

**Figure five:** There were 93 responses with 48 respondents (52%) having a negative view of heat pumps.



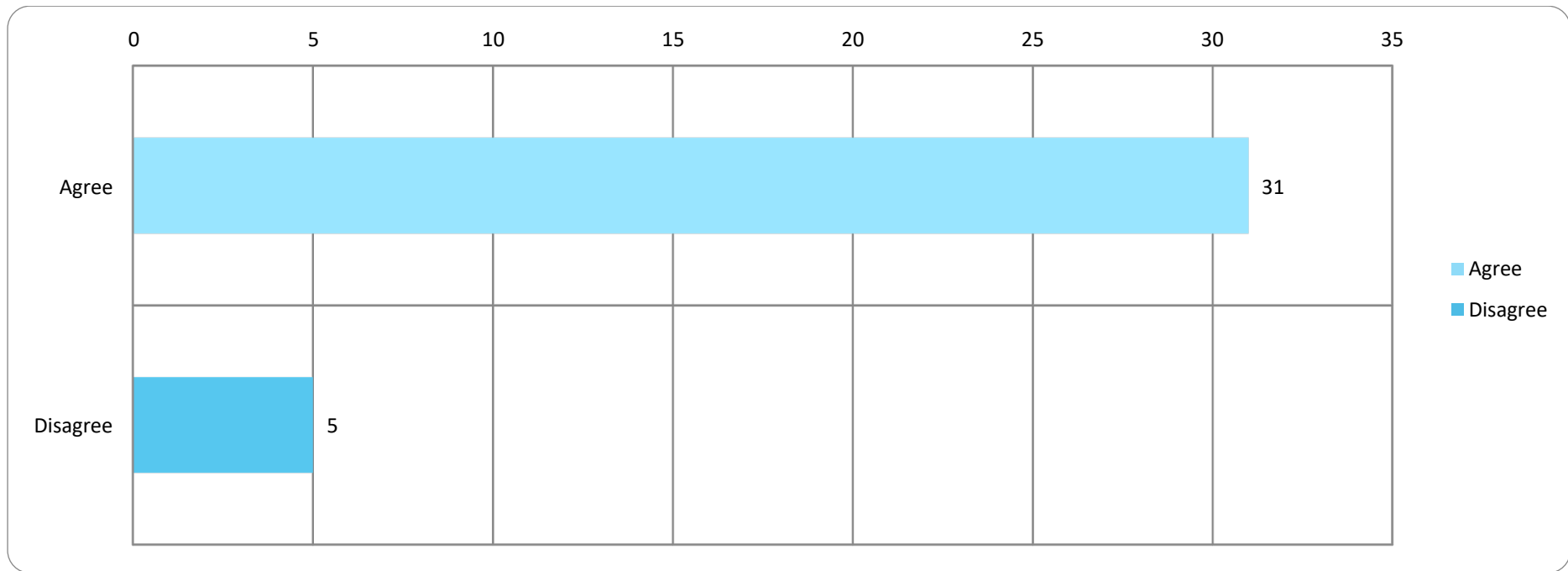
**Q 6. Do you agree we should prioritise certain areas for heat pump installation?**

**Figure six:** There were 93 responses with 57 respondents (61%) disagreeing with prioritising certain areas for heat pump installation.



**Q 6.1. Do you agree that the areas in sections 5.2.1 and section 5.2.2 are the areas that should be prioritised?**

**Figure seven:** There were 36 responses from the respondents who agreed with the previous question for prioritising certain areas for heat pump installation. 31 respondents agreed with prioritisation of the areas identified within sections 5.2.1 and 5.2.2 in the LHEES document.





**Q 6.1.1 If you disagree with the areas in sections 5.2.1 and section 5.2.2 being prioritised, please tell us why**

**Table three:** Themed Grouping of Responses to Question 6.1.1.

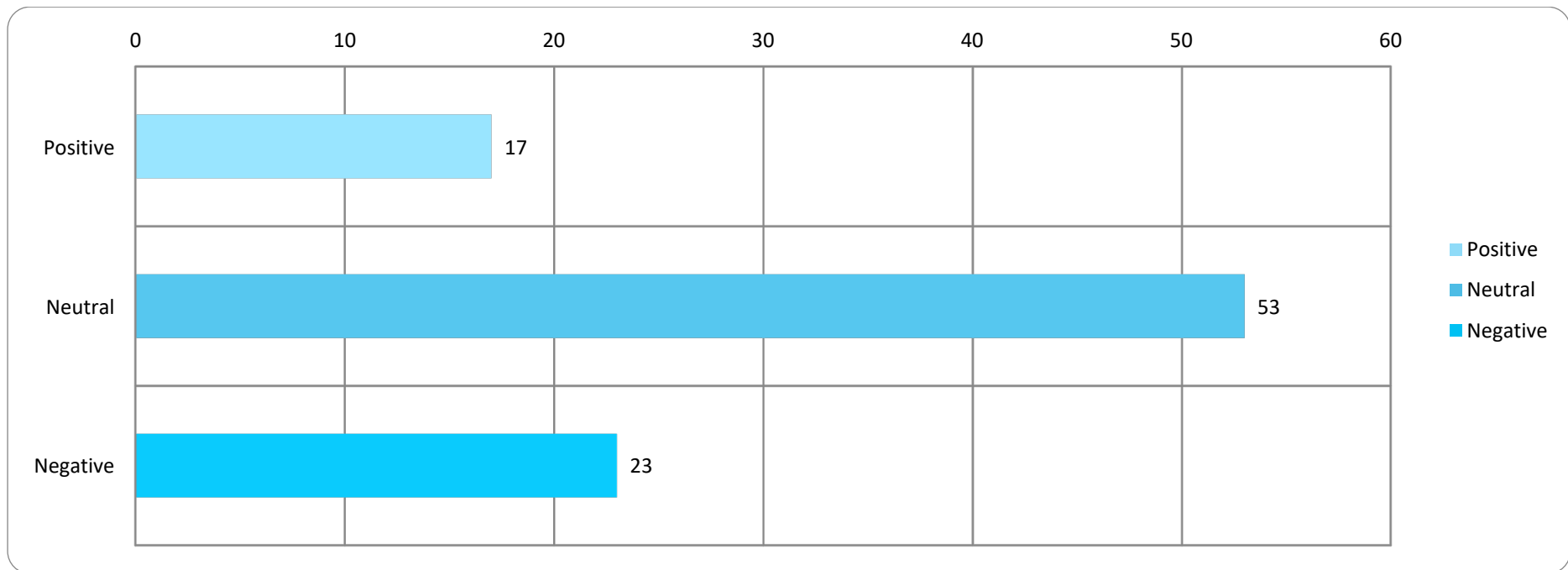
Theme	Summary of Response	Council Response	Proposed Changes to the LHEES	Respondent ID(s)
Off-gas rural properties	Concerns around many off-gas rural properties being difficult to insulate well enough to be benefit from air source heat pumps.	The response from the respondent is welcomed and duly noted. Off-gas, rural properties can prove difficult to insulate for a variety of reasons, but it is possible to insulate the properties to a good degree to allow other low or zero-emissions heating options to be installed, e.g. electric heating (storage or direct) with solar panels.	None.	LHEES028
Cost of electricity	Respondent states that the cost of electricity is affecting the financial viability of heat pumps. A special heat pump electricity rate may incentivise heat pump uptake.	The respondent's concern is duly noted. Unfortunately, the price of electricity is out with the Councils control. But a combination of technologies could be installed to try and keep electricity costs down, e.g. installing solar panels alongside a heat pump.	None.	LHEES049

<p>Concerns over LHEES methodology</p>	<p>Respondents didn't agree with the LHEES methodology 'blanket approach', they would prefer an individual property assessment and properties to be prioritised in an alternative way.</p>	<p>The responses from the respondents are welcomed. The LHEES methodology is essentially a desktop survey to highlight the top areas in Angus that may be suitable for a heat pump, for example. It is correct to say that some properties in these areas may not be suitable, and these would be picked up during individual property assessments. Alternative technologies / measures would then be explored.</p> <p>The LHEES methodology allows areas to be prioritised where the biggest impacts could be made.</p>	<p>None.</p>	<p>LHEES056, LHEES083</p>
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Heat Pump concerns	Concern from a respondent around heat pumps not being suitable for conditions in Scotland.	<p>The comment from the respondent is appreciated and duly noted. The Scottish Governments 'Heat in Buildings Strategy' states that research has been conducted on low and zero emissions heating options available for all domestic dwellings; heat pumps have been determined as a 'tried and tested primary heating technology'. The research also found no evidence to suggest that heat pumps could not operate effectively in Scotland.</p> <p><a href="https://www.gov.scot/publications/heat-buildings-strategy-achieving-net-zero-emissions-scotlands-buildings/documents/">https://www.gov.scot/publications/heat-buildings-strategy-achieving-net-zero-emissions-scotlands-buildings/documents/</a></p> <p><a href="https://www.gov.scot/publications/technical-feasibility-low-carbon-heating-domestic-buildings-report-scottish-governments-directorate-energy-climate-change/documents/">https://www.gov.scot/publications/technical-feasibility-low-carbon-heating-domestic-buildings-report-scottish-governments-directorate-energy-climate-change/documents/</a></p>	<p>Addition of text to LHEES Strategy, section 5.1 Heat Decarbonisation Targets:</p> <p>Research commissioned by the Scottish Government found that there are various low and zero emissions heating options available for all domestic dwellings, with the deployment of heat pumps and development of low and zero emissions heat networks identified as the 'low-regrets strategic technologies' to focus on. Heat pumps and heat networks are deemed as a 'tried and tested primary heating technologies'; the costs of installation and running costs for consumers are already understood, meaning cost uncertainty is low. The research also found no evidence to suggest that heat pumps could not operate effectively in Scotland.</p>	LHEES083
Miscellaneous	Respondent stated they would rather not say why they disagree that the areas in sections 5.2.1 and section 5.2.2 should be prioritised for heat pump installation.	The comment is appreciated and duly noted.	None.	LHEES007

**Q7. Heat Networks have been identified by the Scottish Government as one of the main technologies for decarbonising heat to help us achieve Net Zero. Is your view of Heat Networks: Positive, Neutral or Negative?**

**Figure eight:** There were 93 responses with 53 respondents (57%) having a neutral view of heat networks. 23 respondents (25%) have a negative view of Heat Networks and 17 respondents have a positive (18%).

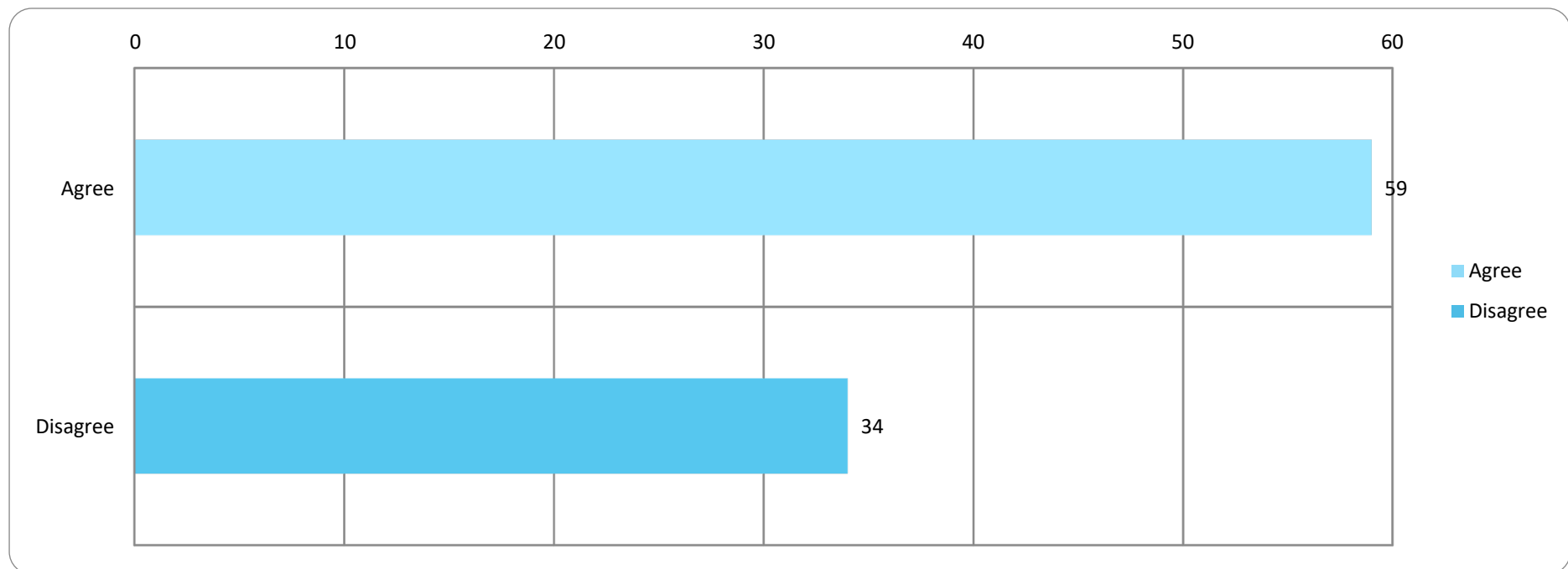


**Q8.** In the Angus LHEES, the following areas have been identified as Heat Network Zones:

- Arbroath High School and D&A College, and surrounding area.
- Elliot Industrial Estate Arbroath and surrounding area.
- Orchardbank Industrial Estate Forfar and surrounding area.
- West High Street Forfar and surrounding area.
- South Montrose and surrounding area.

Do you agree or disagree with the identification of these Heat Network Zones?

**Figure nine:** There were 93 responses with 59 respondents (63%) agreeing with the identification of the above Heat Network Zones.



**Q8.1.** What did you disagree with?

**Table four:** Themed Grouping of Responses to Question 8.1.

Theme	Summary of Response	Council Response	Proposed Changes to the LHEES	Respondent ID(s)
Alternative options should be investigated	Respondent feels there are alternatives, such as biomass, which would support more local industries.	The respondent's response is appreciated and duly noted. A Heat Network could be fuelled by biomass, as biomass is classed a low emissions fuel source. A biomass fuelled heat network could be suitable for more rural Heat Network opportunities in small villages or hamlets.	None.	LHEES051
Costs associated with Heat Networks	Respondents are concerned about the costs involved and businesses could suffer from the extra costs incurred.	<p>The respondents concern around the costs associated with Heat Networks are duly noted. Until feasibility studies are completed on the identified Heat Network Zones, all costs are unknown. Businesses and Residents would not be expected to pay for the Heat Network infrastructure, but they may have to contribute towards their connection to the Heat Network. Again, until feasibility studies are completed its unknown how much this cost would be and what funding will be available to assist with the connection.</p> <p>In terms of running costs, The Competition and Markets Authority found that up to 90% of heat network customers enjoy similar, or lower, bills than those with standard gas boilers.  <a href="https://assets.publishing.service.gov.uk/media/5b55965740f0b6338218d6a4/heat_networks_final_report.pdf">https://assets.publishing.service.gov.uk/media/5b55965740f0b6338218d6a4/heat_networks_final_report.pdf</a></p>	Addition of text to LHEES Strategy, section 5.3 Heat Decarbonisation - Heat Networks: The Competition and Markets Authority found that up to 90% of heat network customers enjoy similar, or lower, bills than those with standard gas boilers.	LHEES048, LHEES049, LHEES084

<p>Disagree with Heat Networks as a potential heat decarbonisation option</p>	<p>Respondents stated that they are happy with what they have, Heat Networks don't work, and they disagree with the identification of Heat Network Zones and/or Heat Networks.</p>	<p>The responses from the respondents are duly noted, and their opinions respected. The Scottish Government have determined Heat Networks as a 'low regrets strategic technology' to focus on; Heat Networks been deemed as a 'tried and tested primary heating technology' where the costs of installation and running costs for consumers are already understood, meaning cost uncertainty is low.</p>	<p>None.</p>	<p>LHEES010, LHEES013, LHEES055, LHEES065, LHEES084</p>
<p>Heat Pump comments and concerns</p>	<p>Various comments about Heat Pumps - their costs to install and operate, and concerns around their effectiveness, efficiency, and practicality.</p>	<p>These comments regarding heat pumps are appreciated and duly noted, but they aren't relevant to this question regarding Heat Network Zones.</p>	<p>None.</p>	<p>LHEES019, LHEES021, LHEES023, LHEES047</p>
<p>Identification of Heat Network Zones</p>	<p>Respondents are unsure and unclear of the reasoning behind the identification of the Heat Network Zones.</p> <p>Various comments about why these areas were selected and why some towns have no Heat Network Zones identified.</p> <p>Respondent feels that the identified Heat Network Zones are biased towards the Council, Business and Industry - domestic buildings should be considered, particularly social housing, where the occupants may need more</p>	<p>The responses from the respondents are welcomed. Section 5.3 of the LHEES Strategy document explains in detail the methodology behind the identification of the heat network zones. In simple terms, the Scottish Heat Map was used, and certain parameters were set as per the LHEES Heat Network methodology provided - the outcome was that five potential Heat Networks were identified in Angus. This doesn't mean that no other areas in Angus are suitable; these five areas have been identified as having the highest potential to initially focus on. By adjusting the parameters, more areas in Angus may have potential Heat Network Zones that could be investigated to make the benefits of heat networks more wide</p>	<p>Addition of text to LHEES Strategy, section 5.3 Heat Decarbonisation - Heat Networks: The LHEES Heat Network methodology identifies heat network zones with the highest potential to initially focus on; by adjusting the above criteria, more potential heat networks zones within Angus could be identified for further investigation.</p> <p>Addition of text to LHEES Strategy, Appendices 8.5 to 8.9: The surrounding area includes buildings within the red 'potential zone' circles.</p>	<p>LHEES005, LHEES009, LHEES012, LHEES014, LHEES018, LHEES020, LHEES036, LHEES050, LHEES052, LHEES057, LHEES061, LHEES063, LHEES077, LHEES082, LHEES083, LHEES093</p>

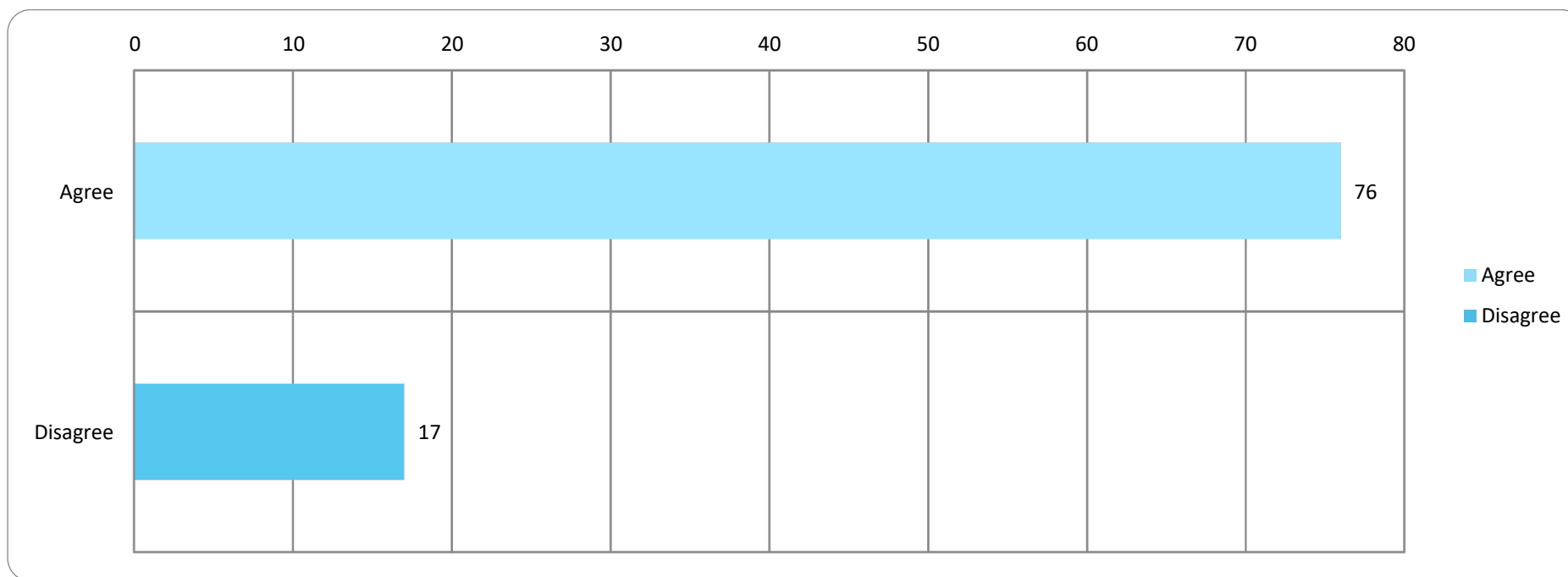
	<p>financial support in heating their homes.</p> <p>Respondent feels that the identification of Heat Network Zones benefits a select number of people and any benefit should be more wide reaching.</p> <p>Surrounding area needs more definition.</p>	<p>reaching.</p> <p>One of the parameters in the LHEES Heat Network methodology is having a least two anchor loads per cluster identified. This generally means two large non-domestic buildings with a high heat demand in close proximity, e.g. council buildings, business, and industry, to make heat networks more efficient and viable. As shown in the maps in Appendices 8.5 to 8.9, the 'buffer zones' (red circles) of most identified Heat Network Zones reach into residential areas. The buffer zones could be extended further to incorporate larger residential areas to benefit more people; this can be investigated during the feasibility studies.</p> <p>The buffer zones are referred to as the 'surrounding area' in the LHEES Strategy.</p>		
Neutral / no opinion on the areas identified as Heat Network Zones	Respondents would have preferred a 'neutral' or 'no opinion' option, or they don't know enough about Heat Networks to give an opinion.	These comments are appreciated and duly noted. 'Neutral' or 'on opinion' options will be considered for any future consultation questions.	None.	LHEES029, LHEES036, LHEES068
Stakeholder engagement	The identification of Heat Network Zones has to be done with the public to allow open and honest dialogue. The public should be provided with information and have a freedom of choice.	The responses from the respondents are welcomed and duly noted. Alongside the technical considerations that must be taken into when identifying Heat Network Zones, it is recognised that public input and engagement, and transparent information is critical for the successfully delivery of potential Heat Networks.		LHEES003, LHEES087



Miscellaneous	Personal and general statements regarding Council resources and services.	These comments are appreciated and duly noted, but they have no relevance to the question.	None.	LHEES008, LHEES011
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**Q9.** Do you agree with the challenges identified in the Angus LHEES?

**Figure ten:** There were 93 responses with 76 respondents (82%) agreeing with the challenges identified.



**Q9.1.** Which of the challenges do you disagree with?

**Table five:** Themed Grouping of Responses to Question 9.1.

Theme	Summary of Response	Council Response	Proposed Changes to the LHEES	Respondent ID(s)
Alternative options should be investigated	Respondents suggested that alternative options such as electric heating supported by solar panels and battery storage, biomass and continuing to use gas should be investigated	<p>The respondent's response is appreciated and duly noted. Electric heating (storage and direct) is considered alternative options; linking these with solar panels and battery storage could be a good solution for some properties.</p> <p>The Scottish Government's 'Heat in Buildings Strategy' states to meet our emissions targets, we must reduce significantly, and eventually phase out entirely, our use of natural gas in domestic heating systems.</p>	None.	LHEES023, LHEES051

<p>Cost and Funding</p>	<p>Respondent concerns about the cost of measures and where the money is coming from to install the measures and technologies. Respondent feels there's a lack of information and clarity is need on how funding will be applied and the contributions.</p>	<p>The responses from the respondents are noted and appreciated. The costs are likely to be covered by combination of building owner contributions, finance and funding, depending on the circumstances. Once the 'Heat in Buildings Bill' is finalised by the Scottish Government, it is hoped there will be more clarity around finance and funding streams available for all sectors.</p> <p>There are funding streams available which respondents may be eligible for. Each property and household circumstances can be different and therefore the amount of grant funding and / or customer contribution can vary. By applying through the central Home Energy Scotland hub, homeowners, tenants, and private landlords can find out exactly what funding they can obtain. Via Business Energy Scotland, the Scottish Government offers a loan scheme for eligible SME's to help pay for energy efficiency projects.</p> <p><a href="https://www.homeenergyscotland.org/find-funding">https://www.homeenergyscotland.org/find-funding</a></p> <p><a href="https://businessenergyscotland.org/get-support/">https://businessenergyscotland.org/get-support/</a></p>	<p>None.</p>	<p>LHEES014, LHEES021, LHEES085</p>
<p>Disagree with the LHEES concept</p>	<p>Respondents disagree with the LHEES concept.</p>	<p>The responses from the respondents are duly noted but they haven't stated why they disagree with LHEES concept; further information is required to enable a response.</p>	<p>None.</p>	<p>LHEES010, LHEES013, LHEES047, LHEES084</p>

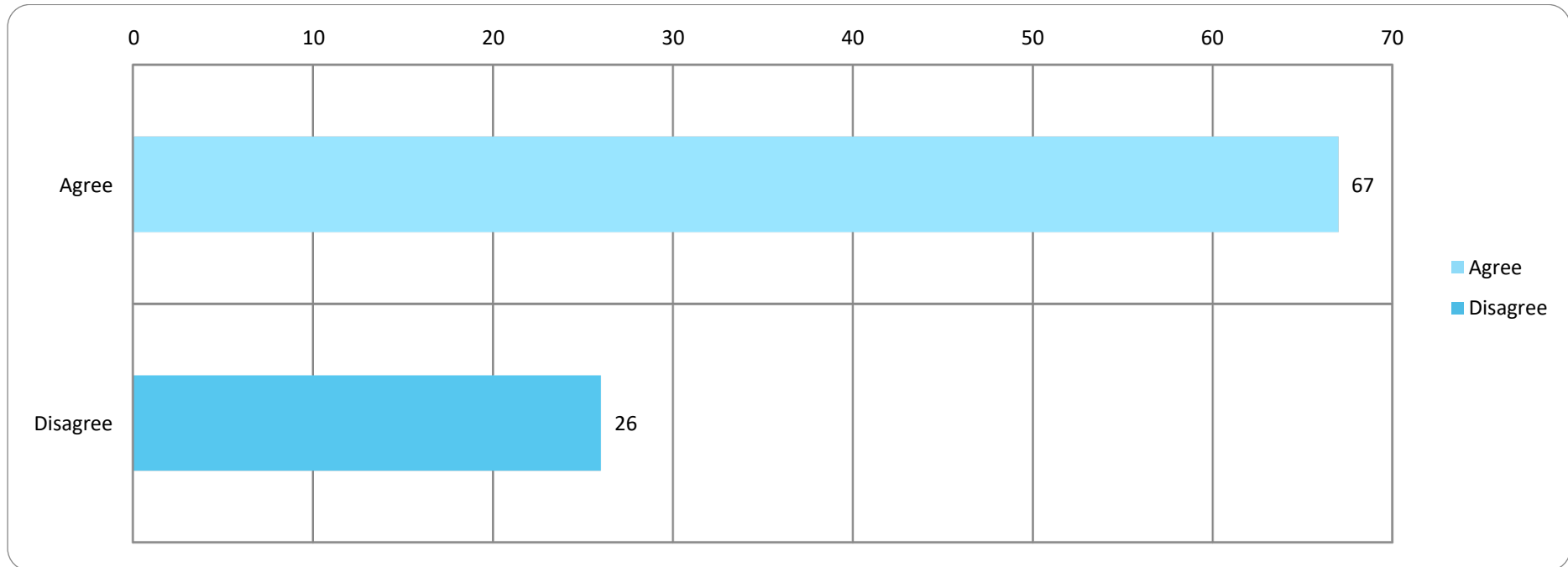
Disagree with the LHEES Challenges identified	Respondent disagrees with all of the LHEES challenges identified.	The comment from the respondent is duly noted but the respondent hasn't stated why they disagree with all of the LHEES challenges; further information is required to enable a response.	None.	LHEES018
Electricity Grid constraints	Respondent concern about the capacity of the electricity grid.	The response from the respondent is welcomed. This a shared concern; there is an action within the LHEES Delivery Plan to engage with SSEN to determine where there are electricity grid constraints within Angus.	None.	LHEES085
Incentives	Respondent feels that the average person needs to see a financial benefit rather than 'just' an environmental benefit to installing heat pumps and other measures. There has to be incentives to get people onboard.	The response from the respondent is appreciated and duly noted. People will have their own drivers and finding ways to engage with and encourage different people to act will be key to success. Incentives could be a good way to get people onboard and would have to be developed at a national level.	None.	LHEES049

Increase in rents	Respondent concerns around the cost of measures leading to rent increases.	<p>The respondents concern around the cost of measures leading to rent increases are duly noted.</p> <p>For private rentals, the Council cannot comment on the levels of rent charged by Private Landlords. The Scottish Government however are initiating procedures for the potential for rent control zones where market rents are rising too much and causing problems for the tenants.</p> <p>For Local Authority Housing, Angus Council submits rent proposals to tenants for comment, outlining a range of increases that will enable the council to continue to invest in existing homes.</p> <p>For Registered Social Landlords (Housing Associations), many also consult with their tenants prior to rent increases, via leaflets and surveys. Many also refer to Rent Policy which can outline anticipated increases as well as how increases are calculated.</p>	None.	LHEES021
LHEES isn't a priority	Respondents feel there are more important needs and energy efficiency isn't a priority as its expensive and the Council has resource constraints.	The responses from the respondents are duly noted, and their opinions respected. The Scottish Government has determined LHEES as the way forward for improving the energy efficiency of buildings across Scotland and transitioning their heating to low/zero emissions sources, to help mitigate climate change.	None.	LHEES011, LHEES014

Reliance on heat pumps	Respondent concerned about the reliance on heat pumps.	<p>The comment from the respondent is appreciated and duly noted. The Scottish Governments 'Heat in Buildings Strategy' identifies heat pumps as one of the key 'low-regrets strategic technologies' to focus on. Research has been conducted on the low and zero emissions heating options available for all domestic dwellings and heat pumps were deemed to be a 'tried and tested primary heating technology'.</p> <p><a href="https://www.gov.scot/publications/heat-buildings-strategy-achieving-net-zero-emissions-scotlands-buildings/documents/">https://www.gov.scot/publications/heat-buildings-strategy-achieving-net-zero-emissions-scotlands-buildings/documents/</a></p>	None.	LHEES065
Supply chain and the availability of contractors	Concerns around the availability of equipment and contractors to install and maintain the measures and technology. Also concerns around who will train contractors in the short term.	The comment from the respondent is welcomed and duly noted, but unfortunately this is out with the Council's control.	None.	LHEES085
Miscellaneous	Personal and general statements.	These comments are appreciated and duly noted, no response has been provided as they are personal and/or non-relevant statements.	None.	LHEES007, LHEES022, LHEES036, LHEES055

**Q10.** Do you agree with the opportunities identified in the Angus LHEES?

**Figure eleven:** There were 93 responses with 67 respondents (72%) agreeing with the opportunities identified.



**Q10.1.** Which of the opportunities do you disagree with?

**Table six:** Themed Grouping of Responses to Question 10.1.

Theme	Summary of Response	Council Response	Proposed Changes to the LHEES	Respondent ID(s)
Alternative options should be investigated	Respondent feels that options incorporating solar PV and wind should be looked into.	The respondent's response is appreciated and duly noted. Solar panels can be incorporated into a heat pump installation, this will help manage the running costs by generating electricity onsite. There are constraints around installing wind turbines, but they may be deemed an appropriate in more rural settings.	None.	LHEES079
Cost and Funding	Respondents have concern about the costs and that top heavy infrastructure taking most of the funding.	<p>The responses from the respondents are noted and appreciated. It is noted within section 6 of the Strategy that the costs of energy efficiency measures will be difficult for some of our residents to pay for, especially during the current cost of living crisis. Once the 'Heat in Buildings Bill' is finalised by the Scottish Government, it is hoped there will be more clarity around finance and funding streams available for all sectors.</p> <p>The Scottish Government has committed to spending £1.8 billion during the lifetime of this parliament to support heat and energy efficiency projects across Scotland. This money is being divided so different sectors are able to benefit, e.g. £200 million has been allocated to a Social Housing Fund and at least £465 million has been allocated to support people that are identified as 'least able to pay'.</p>	None.	LHEES048, LHEES063



Disagree with the LHEES concept	Respondent disagrees with the concept of LHEES.	The response from the respondent is duly noted but they haven't stated why they disagree with LHEES concept; further information is required to enable a response.	None.	LHEES084
Disagree with the LHEES Opportunities identified	Respondents disagree with most or all of the LHEES opportunities.	The comments from the respondents are duly noted but they haven't stated why they disagree with all of the LHEES opportunities; further information is required to enable a response.	None.	LHEES010, LHEES013, LHEES018, LHEES055, LHEES065, LHEES077
Health risks to building occupants	Respondent disagrees with the opportunity 'healthier population' (section 7: Summary), stating that insulating homes can prevent fresh air movement leading to health issues.	The concern from the respondent is duly noted. Addressing infiltration in new dwellings can significantly reduce heat loss and result in lower energy demand. To limit heat loss, heated buildings should be designed to limit infiltration through the building fabric. Limiting air infiltration to improve energy performance should not compromise ventilation required for the health of the occupants of the building or the removal of moisture from building fabric. Lower air infiltration rates should be addressed through an appropriate ventilation strategy which will commonly involve continuous mechanical extract ventilation as well as background (trickle) ventilation and natural ventilation through openable windows and doors.		LHEES083

<p>Identified potential Heat Network Zones and project proposals</p>	<p>Respondent would like to know why Carnoustie has no identified zones or project proposals.</p>	<p>The response from the respondent is welcomed and duly noted. Please see the response to question 8.1 - Identification of Heat Network Zones. This explains the methodology behind the identification of potential Heat Network Zones.</p> <p>Parts of Carnoustie have high numbers of On-Gas Category 1 domestic properties - they appear in the list within section 5.2.2 of the Strategy document. The Category 1 data zones in Carnoustie have the highest potential for building level decarbonisation via heat pumps; these areas could be investigated further.</p>	<p>None.</p>	<p>LHEES020</p>
<p>Cost of electricity</p>	<p>Respondent feels that energy bills need to be made cheaper to get people on side.</p>	<p>The respondent's concern is duly noted. Unfortunately, the price of electricity is out with the Councils control. But a combination of technologies could be installed to try and keep electricity costs down which may get people on side, e.g. installing solar panels alongside a heat pump.</p>	<p>None.</p>	<p>LHEES049</p>

<p>Increase in rents</p>	<p>Respondent feels that rents will inevitably increase.</p>	<p>The respondents concern around the cost of measures leading to rent increases are duly noted.</p> <p>For private rentals, the Council cannot comment on the levels of rent charged by Private Landlords. The Scottish Government however are initiating procedures for the potential for rent control zones where market rents are rising too much and causing problems for the tenants.</p> <p>For Local Authority Housing, Angus Council submits rent proposals to tenants for comment, outlining a range of increases that will enable the council to continue to invest in existing homes.</p> <p>For Registered Social Landlords (Housing Associations), many also consult with their tenants prior to rent increases, via leaflets and surveys. Many also refer to Rent Policy which can outline anticipated increases as well as how increases are calculated.</p>	<p>None.</p>	<p>LHEES021</p>
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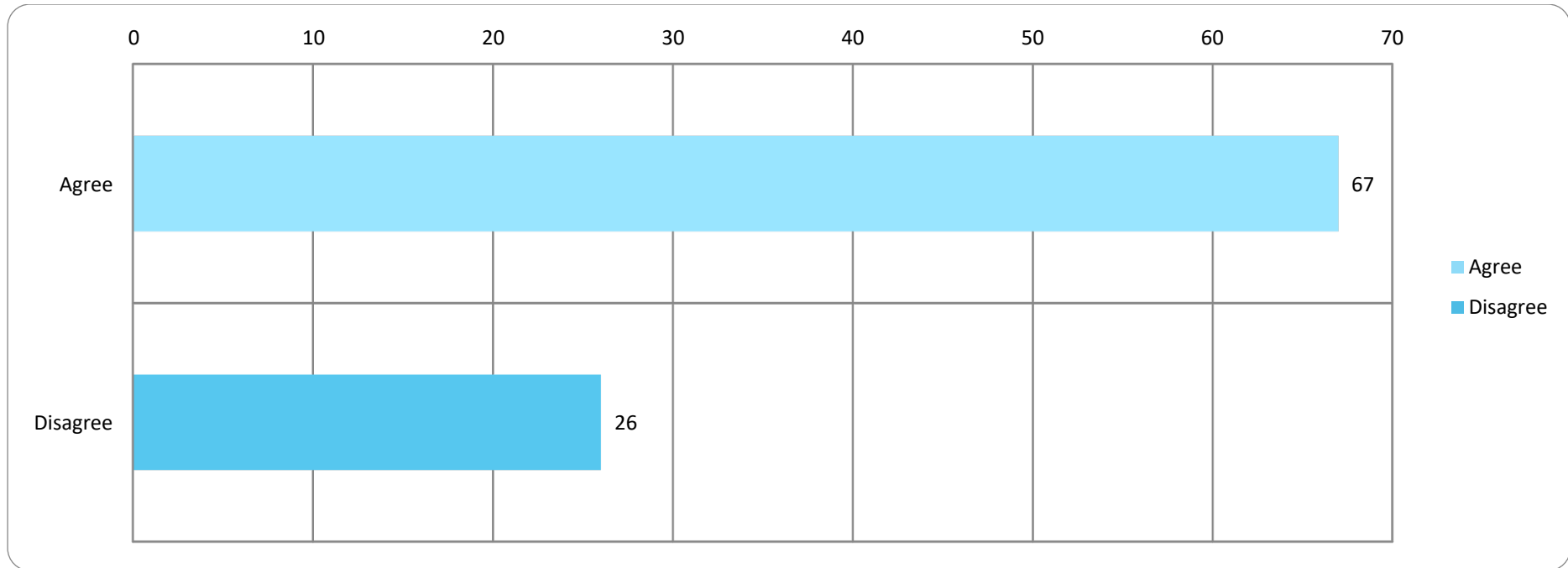
<p>Lack of awareness of older people living in old cottages</p>	<p>Respondent feels there is a lack of awareness of older people living in old cottages</p>	<p>The respondent's concern is duly noted. The LHEES aims to create homes that are more comfortable and cheaper to run for the most vulnerable people in society, to improve wellbeing and reduce health inequalities. In terms of equality, age shouldn't be a factor; it is hoped the LHEES has a positive impact on people of all ages.</p> <p>It is recognised that old cottages of traditional construction can be more challenging to retrofit energy efficiency measures and heat pumps, but there are other options that can be explored to ensure that no-one is left behind.</p> <p>There is funding available that is applicable to older people. Contact the Home Energy Scotland hub to find out exactly what funding can be obtained.</p> <p><a href="https://www.homeenergyscotland.org/find-funding">https://www.homeenergyscotland.org/find-funding</a></p> <p>Home Energy Scotland telephone: 0808 808 2282</p>	<p>None.</p>	<p>LHEES089</p>
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<p>Issue with LHEES documents</p>	<p>Respondents were unclear where the opportunities are located within the document and would like to have seen the cost impact of the opportunities and which reflect best value for money.</p>	<p>The responses from the respondents are welcomed and duly noted. The opportunities are located throughout the document, but most are summarised in the Executive Summary and Summary. The opportunity of reducing fuel poverty is covered in most sections.</p> <p>Unfortunately we are currently unable to give costs or state which opportunities reflect best value for money as they are property and circumstances dependant. As projects progress within the Delivery Plan, we may be able to give indicative indications of costs and best value measures / technologies.</p>	<p>None.</p>	<p>LHEES050, LHEES075, LHEES083</p>
<p>Opportunities for Communities</p>	<p>There must be positive opportunities for communities.</p>	<p>The respondent's comment is appreciated and duly noted. As stated in the Strategy document, it is hoped that the establishment and long-term operation of Heat Networks across Angus can create opportunities to retain benefits within local communities.</p> <p>There is also an action in the Delivery Plan around Community Energy Projects and investigating opportunities within Angus and supporting communities to develop community energy projects.</p>	<p>None.</p>	<p>LHEES003</p>

Reliance on heat pumps	Respondent concerned about the reliance on heat pumps and their efficiency and costs.	<p>The comment from the respondent is appreciated and duly noted. The Scottish Governments 'Heat in Buildings Strategy' identifies heat pumps as one of the key 'low-regrets strategic technologies' to focus on. Research has been conducted on the low and zero emissions heating options available for all domestic dwellings and heat pumps were deemed to be a 'tried and tested primary heating technology'.</p> <p><a href="https://www.gov.scot/publications/heat-buildings-strategy-achieving-net-zero-emissions-scotlands-buildings/documents/">https://www.gov.scot/publications/heat-buildings-strategy-achieving-net-zero-emissions-scotlands-buildings/documents/</a></p>	None.	LHEES079
Miscellaneous	Personal and general statements.	These comments are appreciated and duly noted, no response has been provided as they are personal and/or non-relevant statements.	None.	LHEES004, LHEES014, LHEES022, LHEES023, LHEES036, LHEES047, LHEES068, LHEES085

**Q11.** The LHEES Delivery Plan is an accompanying document setting out how the council proposes to support implementation of its LHEES Strategy. This initial Delivery Plan mainly focuses on raising awareness of LHEES, stakeholder and partner engagement, and laying the foundations of governance to enable the successful delivery of LHEES. Do you agree with this course of action?

**Figure twelve:** There were 93 responses with 67 respondents (72%) agreeing with the proposed LHEES Delivery Plan focus.



**Q11.1.** Can you give reasons for your answer?

**Table seven:** Themed Grouping of Responses to Question 11.1.

Theme	Summary of Response	Council Response	Proposed Changes to the LHEES	Respondent ID(s)
Angus Council should lead by example	The council must lead and raise awareness by example, not just by engaging.	The responses from the respondents are welcomed and duly noted. The Council aims to lead by example by progressing projects and initiatives on its own non-domestic and domestic buildings. The Delivery Plan contains actions the Council aims to deliver.	None.	LHEES029, LHEES056
Alternative options should be investigated	Respondent states the current options are narrow minded and alternative options should be considered.	The respondent's response is appreciated and duly noted. Other options such as electricity heating (direct or storage) or biomass could be considered depending on your property or circumstances. The LHEES focuses on Heat Pumps and Heat Networks as the Scottish Government has determined them as the 'low-regrets strategic technologies' to focus on, as they are deemed a 'tried and tested primary heating technologies'; the costs of installation and running costs for consumers are already understood, meaning cost uncertainty is low. But they may not be suitable for all situations, so alternative technologies will be required.	None.	LHEES051
Concerns around electricity grid resilience	Respondent has concerns around the resilience of the electricity grid as Angus is prone to power cuts, there will be no back up.	The response from the respondent is welcomed. There is an action within the LHEES Delivery Plan to engage with SSEN to determine where there are electricity grid constraints within Angus. During these discussions we will raise concerns about resilience.	None.	LHEES019



<p>Heat Pump concerns</p>	<p>Respondent fears that heat pumps may not be the best option for the Scottish climate.</p>	<p>The comment from the respondent is appreciated and duly noted. The Scottish Governments 'Heat in Buildings Strategy' states that research has been conducted on low and zero emissions heating options available for all domestic dwellings; heat pumps have been determined as a 'tried and tested primary heating technologies'; the costs of installation and running costs for consumers are already understood, meaning cost uncertainty is low. The research also found no evidence to suggest that heat pumps could not operate effectively in Scotland.</p> <p><a href="https://www.gov.scot/publications/heat-buildings-strategy-achieving-net-zero-emissions-scotlands-buildings/documents/">https://www.gov.scot/publications/heat-buildings-strategy-achieving-net-zero-emissions-scotlands-buildings/documents/</a></p> <p><a href="https://www.gov.scot/publications/technical-feasibility-low-carbon-heating-domestic-buildings-report-scottish-governments-directorate-energy-climate-change/documents/">https://www.gov.scot/publications/technical-feasibility-low-carbon-heating-domestic-buildings-report-scottish-governments-directorate-energy-climate-change/documents/</a></p>	<p>Addition of text to LHEES Strategy, section 5.1 Heat Decarbonisation Targets:  Research commissioned by the Scottish Government found that there are various low and zero emissions heating options available for all domestic dwellings, with the deployment of heat pumps and development of low and zero emissions heat networks identified as the 'low-regrets strategic technologies' to focus on. Heat pumps and heat networks are deemed as a 'tried and tested primary heating technologies'; the costs of installation and running costs for consumers are already understood, meaning cost uncertainty is low. The research also found no evidence to suggest that heat pumps could not operate effectively in Scotland.</p>	<p>LHEES051</p>
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Costs	Respondent's feel the costs involved are unrealistic and ask who is going to cover the costs?	<p>The responses from the respondents are noted and appreciated. The costs are likely to be covered by combination of building owner contributions, finance, and funding, depending on the circumstances. Once the 'Heat in Buildings Bill' is finalised by the Scottish Government, it is hoped there will be more clarity around finance and funding streams available for all sectors.</p> <p>There are funding streams available which respondents may be eligible for. Each property and household circumstances can be different and therefore the amount of grant funding and / or customer contribution can vary. By applying through the central Home Energy Scotland hub, homeowners, tenants, and private landlords can find out exactly what funding they can obtain. Via Business Energy Scotland, the Scottish Government offers a loan scheme for eligible SME's to help pay for energy efficiency projects.</p> <p><a href="https://www.homeenergyscotland.org/find-funding">https://www.homeenergyscotland.org/find-funding</a></p> <p><a href="https://businessenergyscotland.org/get-support/">https://businessenergyscotland.org/get-support/</a></p>	None.	LHEES019, LHEES047, LHEES054, LHEES077
Disagree with the LHEES concept and/or the Delivery Plan focus.	Respondents disagree with the LHEES concept and/or the Delivery Plan focus.	The responses from the respondents are duly noted but they haven't stated why they disagree; further information is required to enable a response.	None.	LHEES010, LHEES014, LHEES065, LHEES084

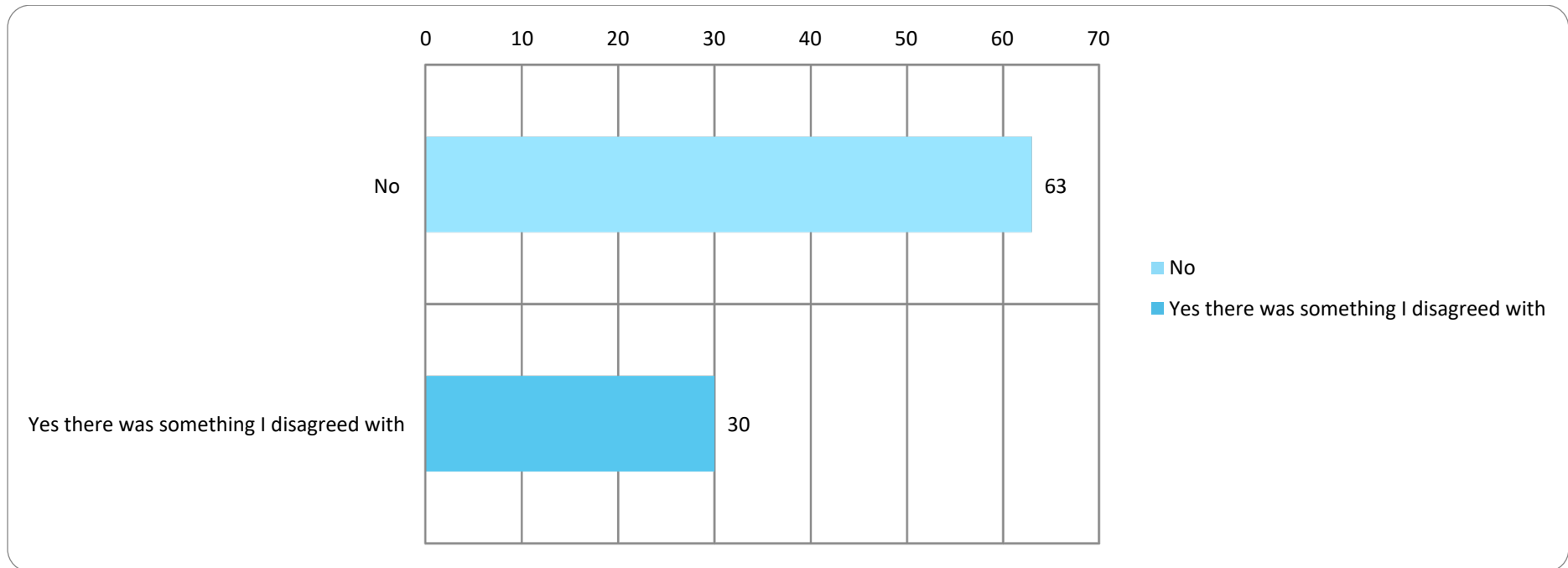
Increase in rents	Respondent feels that rents will increase.	<p>The respondents concern around the cost of measures leading to rent increases are duly noted.</p> <p>For private rentals, the Council cannot comment on the levels of rent charged by Private Landlords. The Scottish Government however are initiating procedures for the potential for rent control zones where market rents are rising too much and causing problems for the tenants.</p> <p>For Local Authority Housing, Angus Council submits rent proposals to tenants for comment, outlining a range of increases that will enable the council to continue to invest in existing homes.</p> <p>For Registered Social Landlords (Housing Associations), many also consult with their tenants prior to rent increases, via leaflets and surveys. Many also refer to Rent Policy which can outline anticipated increases as well as how increases are calculated.</p>	None.	LHEES021
Issue with LHEES documents	Respondent feels the documents are too long.	<p>The comment from the respondent is welcome and duly noted. The strategy, in particular, is a lengthy document which we did try to keep as concise as possible. The guidance and methodology were provided from the Scottish Government. The LHEES is a statutory order, all Local Authorities are required to produce (and update at regular intervals) a LHEES and delivery plan.</p>	None.	LHEES083

Project viability	Ensure the viability of proposals before progressing - are the measures suitable for the property, and can people afford the works.	The response from the respondent is welcomed. Ensuring project viability is essential before progressing further. The LHEES analysis is essentially a desktop survey - further feasibility studies will need to take place on the identified Heat Network Zones and the Council and building owners will need to undertake individual property assessments to determine the suitability and affordability of heat pumps and other measures.	None.	LHEES083
Stakeholder engagement, raising awareness and decision making	<p>Respondent states that engagement is important, but only if it is listened too, where another respondent states the council does listen to resident views.</p> <p>Respondents fear decisions will be made regardless of what people want.</p> <p>Respondents state that raising awareness is important and must be inclusive, i.e. Not just online.</p>	The responses from the respondents are duly noted and appreciated. As part of the Delivery Plan, there will be LHEES awareness raising and engagement across the identified sectors. We aim to listen to views and make it as inclusive as possible. It is recognised that public input and engagement, and transparent information is critical for the successfully delivery of LHEES.	None.	LHEES011, LHEES013, LHEES018, LHEES083
Timescale for all tenures the same	Respondent feels that the timescales for all tenure types should be the same under the legislation.	The respondent's comment is duly noted. Unfortunately, the setting of the targets and timescales are out with the Councils control, they are set by the Scottish Government. There may be related consultations in the future run by the Scottish Government that the respondent could reply to.	None.	LHEES050

Timescales	Some respondents feel action is needed now, and others state the timescales are unrealistic.	The comments of the respondents are welcomed and duly noted. The timescales set by the Scottish Government are challenges, but we strive to meet the targets and timescales as we recognise that climate action is urgent.	None.	LHEES056, LHEES077, LHEES079
Miscellaneous	Personal and general statements.	These comments are appreciated and duly noted, no response has been provided as they are personal and/or non-relevant statements.	None.	LHEES022, LHEES023, LHEES036, LHEES047, LHEES055, LHEES063, LHEES068, LHEES075, LHEES085

**Q12.** Was there anything in the action tables in Section 3 of the Delivery Plan that you disagreed with?

**Figure thirteen:** There were 93 responses with 63 respondents (68%) agreeing with the contents of the action tables within the Delivery Plan.



**Q12.1.** Give details of what it was you disagreed with...

**Table eight:** Themed Grouping of Responses to Question 12.1.

Theme	Summary of Response	Council Response	Proposed Changes to the LHEES	Respondent ID(s)
Angus Council should lead by example	Respondent raised concerns that the actions are more talking than doing.	The response from the respondent is welcomed and duly noted. The Council aims to lead by example by progressing projects and initiatives on its own non-domestic and domestic buildings. The Delivery Plan contains actions the Council aims to deliver.	None.	LHEES029
Alternative options should be investigated	Respondents would like to see a more adventurous plan with more technologies considered, such as hydrogen fuel options, solar PV with battery storage, small wind turbines and FAR infrared heating.	The respondent's response is appreciated and duly noted. The LHEES focuses on Heat Pumps and Heat Networks as the Scottish Government has determined them as the 'low-regrets strategic technologies' to focus on, as they are deemed a 'tried and tested primary heating technologies'; the costs of installation and running costs for consumers are already understood, meaning cost uncertainty is low. But they may not be suitable for all properties and circumstances, so some of the alternative technologies mentioned by the respondents will be required.	None.	LHEES044, LHEES061, LHEES081

<p>Angus Council energy efficiency projects</p>	<p>Respondent concerned that LED lighting has only been installed in 3 council buildings.</p>	<p>The respondent's concern is duly noted. The Councils Maintenance Team and Energy Team have been installing LED lighting in Council buildings for over 10 years; the majority of Council buildings have LED lighting.</p> <p>The action in the Delivery Plan is to 'continue the roll out of LED lighting in Council non-domestic buildings' by installing LED lighting in three more schools.</p>	<p>None.</p>	<p>LHEES083</p>
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<p>Heat Pump concerns</p>	<p>Respondents have concerns around the controllability and expensive operating costs, as well as the actual installing requiring pipework and radiators being replaced and the space required for a water storage tank and external unit.</p>	<p>The comments from the respondents are appreciated and duly noted. The Scottish Governments 'Heat in Buildings Strategy' states that research has been conducted on low and zero emissions heating options available for all domestic dwellings; heat pumps have been determined as a 'tried and tested primary heating technologies'; the costs of installation and running costs for consumers are already understood, meaning cost uncertainty is low. The research also found no evidence to suggest that heat pumps could not operate effectively in Scotland.</p> <p><a href="https://www.gov.scot/publications/heat-buildings-strategy-achieving-net-zero-emissions-scotlands-buildings/documents/">https://www.gov.scot/publications/heat-buildings-strategy-achieving-net-zero-emissions-scotlands-buildings/documents/</a></p> <p><a href="https://www.gov.scot/publications/technical-feasibility-low-carbon-heating-domestic-buildings-report-scottish-governments-directorate-energy-climate-change/documents/">https://www.gov.scot/publications/technical-feasibility-low-carbon-heating-domestic-buildings-report-scottish-governments-directorate-energy-climate-change/documents/</a></p> <p>Concerns around the potential requirement for new pipework and radiators, and the space required for the water tank and external unit are warranted. These would all be picked up during an individual property assessment and used to determine heat pump suitability.</p>	<p>Addition of text to LHEES Strategy, section 5.1 Heat Decarbonisation Targets:  Research commissioned by the Scottish Government found that there are various low and zero emissions heating options available for all domestic dwellings, with the deployment of heat pumps and development of low and zero emissions heat networks identified as the 'low-regrets strategic technologies' to focus on. Heat pumps and heat networks are deemed as a 'tried and tested primary heating technologies'; the costs of installation and running costs for consumers are already understood, meaning cost uncertainty is low. The research also found no evidence to suggest that heat pumps could not operate effectively in Scotland.</p>	<p>LHEES019, LHEES081</p>
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<p>Cost and Funding</p>	<p>Respondents feel that affordability a big problem and there are no funds available, so little can be achieved. There are also concerns around older people in older houses being able to afford any improvements.</p>	<p>The responses from the respondents are noted and appreciated. It is noted within section 6 of the Strategy that the costs of energy efficiency measures will be difficult for some of our residents to pay for, especially during the current cost of living crisis.</p> <p>There are funding streams available which respondents may be eligible for. Each property and household circumstances can be different and therefore the amount of grant funding and / or customer contribution can vary. By applying through the central Home Energy Scotland hub, homeowners, tenants, and private landlords can find out exactly what funding they can obtain. Via Business Energy Scotland, the Scottish Government offers a loan scheme for eligible SME's to help pay for energy efficiency projects.</p> <p>Once the 'Heat in Buildings Bill' is finalised by the Scottish Government, it is hoped there will be more clarity around finance and funding streams available for all sectors.</p> <p><a href="https://www.homeenergyscotland.org/find-funding">https://www.homeenergyscotland.org/find-funding</a></p> <p><a href="https://businessenergyscotland.org/get-support/">https://businessenergyscotland.org/get-support/</a></p>	<p>None.</p>	<p>LHEES 019, LHEES083, LHEES089</p>
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Disagree with all Delivery Plan actions	Respondents disagree with all of the Delivery Plan actions.	The responses from the respondents are duly noted but they haven't stated why they disagree with the Delivery Plan actions; further information is required to enable a response.	None.	LHEES010, LHEES014, LHEES023, LHEES047, LHEES050, LHEES055
Energy Performance Certificate concerns	Respondent feels EPC's are a unreliable measure of energy efficiency.	<p>The respondents' comment is welcomed and duly noted. The Scottish Government are aware of the issues around EPC's. In July 2023 they released a consultation setting out proposals to reform domestic and non-domestic Energy Performance Certificates. The current metrics don't accurately reflect the fabric efficiency of a home or do they support the transition to net zero. To address this, the Scottish Government are proposing to reform the current metrics to provide more holistic information about the efficiency of a home that is relevant to owners and occupiers. More information can be found here:</p> <p><a href="https://www.gov.scot/publications/energy-performance-certificate-epc-reform-consultation/pages/5/">https://www.gov.scot/publications/energy-performance-certificate-epc-reform-consultation/pages/5/</a></p>		LHEES083

<p>Identified potential Heat Network Zones and project proposals</p>	<p>Respondent feels that opportunities and proposals have by-passed their town.</p>	<p>The response from the respondent is welcomed and duly noted. Please see the response to question 8.1 - Identification of Heat Network Zones. This explains the methodology behind the identification of potential Heat Network Zones.</p> <p>Parts of Carnoustie have high numbers of On-Gas Category 1 domestic properties - they appear in the list within section 5.2.2 of the Strategy document. The Category 1 data zones in Carnoustie have the highest potential for building level decarbonisation via heat pumps; these areas could be investigated further.</p>	<p>None.</p>	<p>LHEES020</p>
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<p>Increase in rents</p>	<p>Respondent feels that rents will increase.</p>	<p>The respondents concern around the cost of measures leading to rent increases are duly noted.</p> <p>For private rentals, the Council cannot comment on the levels of rent charged by Private Landlords. The Scottish Government however are initiating procedures for the potential for rent control zones where market rents are rising too much and causing problems for the tenants.</p> <p>For Local Authority Housing, Angus Council submits rent proposals to tenants for comment, outlining a range of increases that will enable the council to continue to invest in existing homes.</p> <p>For Registered Social Landlords (Housing Associations), many also consult with their tenants prior to rent increases, via leaflets and surveys. Many also refer to Rent Policy which can outline anticipated increases as well as how increases are calculated.</p>	<p>None.</p>	<p>LHEES021</p>
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Issue with LHEES documents	Respondent feels the Action tables are too long. Another respondent couldn't see the Action tables.	<p>The comments from the respondents are welcome and duly noted. The Action Plan Tables contain the relevant information required to explain the actions in a suitable level of detail. The Action Plan Tables are contained within the Delivery Plan document. The Delivery Plan can be view on the Councils website.</p> <p><a href="https://www.angus.gov.uk/the_environment/sustainable_angus/climate_change">https://www.angus.gov.uk/the_environment/sustainable_angus/climate_change</a></p>	None.	LHEES036, LHEES083
LHEES isn't a priority	Respondent feels that LHEES isn't priority for the council resources and funding.	<p>The response from the respondent is duly noted, and their opinion respected. The Scottish Government has determined LHEES as the way forward for improving the energy efficiency of buildings across Scotland and transitioning their heating to low/zero emissions sources, to help mitigate climate change.</p>	None.	LHEES011
LHEES updates	Respondent feels the LHEES should be reviewed and updated every year, not on 5-year cycles.	<p>The comment from the respondent is appreciated and duly noted. The Scottish Government LHEES order states that LHEES and their Delivery Plans should be updated at intervals of no more than 5 years. Angus Council proposes to update the Delivery Plan in 2 years once stakeholder and partner engagement has taken place, and there is more awareness around LHEES.</p>	None.	LHEES062

<p>Outcomes need to be specific</p>	<p>Respondent feels the outcomes are non-specific with examples and timescales required, as well as costs and impacts clearly defined and stated.</p>	<p>The response from the respondent is welcomed and duly noted. Once the stakeholder and partner engagement has taken place, the second iteration of the Delivery Plan will have more specific and detailed projects and initiatives developed.</p>	<p>None.</p>	<p>LHEES075</p>
<p>Priority of actions</p>	<p>Respondent feels that Social Housing should be the first priority.</p>	<p>The comment from the respondent stating that Social Housing should be the first priority is appreciated and duly noted. The Social Housing providers in Angus have been identified as key stakeholders; the Council held a meeting with Social Housing providers in March 2024 to introduce LHEES and discuss their priorities, challenges and opportunities surrounding energy efficiency, heat decarbonisation and fuel poverty. The Delivery Plan has an action to set up a Social Housing Forum for registered social landlords in Angus to help identify and prioritise improvement works in the identified Strategic Zones.</p>	<p>None.</p>	<p>LHEES063</p>

Stakeholder engagement	<p>Respondents stated that stakeholder engagement must be open and honest, and be directed to those who are affected, i.e. not just over social media.</p> <p>Respondent feels that change cannot be inflicted on people, we must work as a community and have an open and honest dialogue to work together to achieve Net Zero.</p>	<p>The responses from the respondents are duly noted and appreciated. As part of the Delivery Plan, there will be LHEES awareness raising and engagement across the identified sectors. We aim to listen to views and make it as inclusive as possible. It is recognised that public input and engagement, and transparent information is critical for the successful delivery of LHEES.</p> <p>People will have their own drivers and finding ways to engage with and encourage different people to act will be key to success.</p>	None.	LHEES003, LHEES87
Timescales	Some respondents feel action is needed now, and others disagree with the timescales.	The comments of the respondents are welcomed and duly noted. The timescales set by the Scottish Government are challenges, but we strive to meet the targets and timescales as we recognise that climate action is urgent.	None.	LHEES056, LHEES061, LHEES066, LHEES077
Miscellaneous	Personal and general statements.	These comments are appreciated and duly noted, no response has been provided as they are personal and/or non-relevant statements.	None.	LHEES013, LHEES068, LHEES084, LHEES085



**Q13.** Do you have any other feedback you would like to provide on the Angus LHEES and Delivery Plan, or would you like to expand on any of your answers above?

**Table nine:** Themed Grouping of Responses to Question 13.

Theme	Summary of Response	Council Response	Proposed Changes to the LHEES	Respondent ID(s)
Funding	Accessible funding and/or 0% interest loans is urgently required from Central Government.	<p>The responses from the respondents are welcomed and duly noted. There are funding streams available which respondents may be eligible for. Each property and household circumstances can be different and therefore the amount of grant funding and / or customer contribution can vary. By applying through the central Home Energy Scotland hub, homeowners, tenants, and private landlords can find out exactly what funding they can obtain. Via Business Energy Scotland, the Scottish Government offers a loan scheme for eligible SME's to help pay for energy efficiency projects.</p> <p>Once the 'Heat in Buildings Bill' is finalised by the Scottish Government, it is hoped there will be more clarity around finance and funding streams available for all sectors.</p> <p><a href="https://www.homeenergyscotland.org/find-funding">https://www.homeenergyscotland.org/find-funding</a></p> <p><a href="https://businessenergyscotland.org/get-support/">https://businessenergyscotland.org/get-support/</a></p>	None.	LHEES008, LHEES040, LHEES041, LHEES044, LHEES059, LHEES061

<p>Access to good value materials</p>	<p>Respondent suggests that access to good value materials based on the councils bargaining power would encourage early private adopters.</p>	<p>The respondents suggestion is welcomed and duly noted. Unfortunately for private building owners, the Council wouldn't be involved in the works. The Council would procure their own contractors (and materials) to complete works on the Councils domestic and non-domestic buildings.</p>	<p>None.</p>	<p>LHEES009</p>
<p>Consideration of the embodied carbon</p>	<p>Respondent concerns around the embodied carbon contained within technologies and measures exacerbating the immediate problem.</p>	<p>The respondents' concerns are duly noted. Embodied carbon is a complex subject and is something many people may be unaware of. Manufacturing and supply chain emissions currently aren't readily calculated and/or reported. For the Public Sector, it is likely in the near future (via Legislation) we will have to calculate and consider these emissions during procurement.</p>	<p>None.</p>	<p>LHEES083</p>
<p>Sufficient accredited contractors</p>	<p>Respondents would like to see accredited contractors that are identified and endorsed by the Council. Concern around sufficient reliable tradesmen to carry out the work.</p>	<p>The responses from the respondents are appreciated and duly noted. Angus Council operates the 'Angus Trusted Traders' Scheme where traders have to meet strict criteria to become a member of the scheme and are fully vetted by the Council's Trading Standards Team.</p> <p>Unfortunately, Contractor accreditation is out with the Councils control; this would be a central decision by the Scottish Government. They would need to set the minimum qualifications required to enable a contractor to become a 'competent and qualified installer' which gives quality assurance to the consumer.</p>	<p>None.</p>	<p>LHEES009, LHEES059, LHEES083,</p>

<p>Cost of electricity</p>	<p>Respondents would like to see a lower electricity rate for properties with heat pumps to incentivise people to change.</p> <p>A Respondent has an ASHP in a new build house and the bills are higher than when they had an older house with a gas boiler.</p>	<p>The respondents' comments are welcomed and duly noted. Unfortunately, the price of electricity is out with the Councils control. But a combination of technologies could be installed to try and keep electricity costs down, e.g. installing solar panels alongside a heat pump.</p>	<p>None.</p>	<p>LHEES002, LHEES049</p>
<p>Cost and efficiency of measures</p>	<p>Respondents feel that costs are generally high for heat pumps and energy efficiency measures, and in some cases the energy savings of some measures are disproportionate to the costs (rural properties).</p> <p>Affordability must be taken into account for pensioners as all measures could be deemed unaffordable.</p> <p>Some organisations have up to date costing for energy efficiency measures and heat pumps which will be more accurate than the Government figures.</p>	<p>The responses from the respondents are noted and appreciated. It is noted within section 6 of the Strategy that the costs of energy efficiency measures will be difficult for some of our residents to pay for, especially during the current cost of living crisis.</p> <p>Once the 'Heat in Buildings Bill' is finalised by the Scottish Government, it is hoped there will be more clarity around finance and funding streams to make the measures affordable for all circumstances and sectors.</p> <p>As part of the LHEES awareness raising and stakeholder engagement the Council plans to use as case studies with up-to-date costs to help better inform people. The Council will be looking to gather information from local organisations and 'early adopter' residents.</p>	<p>None.</p>	<p>LHEES019, LHEES048, LHEES052, LHEES056, LHEES061, LHEES065, LHEES083, LHEES089</p>

<p>Delivery Plan not clear and/or specific enough</p>	<p>Respondents feel the delivery plan is not specific enough, due to the use of terms 'encourage' and 'explore' within the actions. Key outcomes and targets should be defined and justified with leaders held accountable to planned targets, as well as specific projects created with learning and development points to be used as demonstrator projects.</p>	<p>The response from the respondent is welcomed and duly noted. Once the stakeholder and partner engagement has taken place, the second iteration of the Delivery Plan will have more specific and detailed projects and initiatives developed.</p> <p>The Council plans to identify early adopters to use as case studies and 'good news' stories during raising the awareness of LHEES to give people real examples to raise their confidence and increase their knowledge.</p>	<p>None.</p>	<p>LHEES020, LHEES075</p>
<p>Electric Heating considerations</p>	<p>Respondent suggests that storage batteries and electric storage heating (in smaller properties and flats) should be given wider consideration. They may work effectively with economy 7 type tariffs to help manage costs.</p>	<p>The respondents' response is appreciated and duly noted. Electric heating (storage and direct) is considered alternative options in the LHEES and could be a good solution for some properties. Individual property surveys will identify the best option/s for the property and the owner's circumstances.</p>	<p>None.</p>	<p>LHEES058</p>
<p>Energy Performance Certificate concerns</p>	<p>Respondent concerns around EPC's being an unreliable measure of energy efficiency, especially for rural properties with four external walls. E.g. there is no recognition of masonry wall thickness.</p>	<p>The respondents' comment is welcomed and duly noted. The Scottish Government are aware of the issues around EPC's. In July 2023 they released a consultation setting out proposals to reform domestic and non-domestic Energy Performance Certificates. The current metrics don't accurately reflect the fabric efficiency of a home or do they support the transition to net zero. To address this, the Scottish Government are proposing to reform the current metrics</p>	<p>None.</p>	<p>LHEES024</p>

		<p>to provide more holistic information about the efficiency of a home that is relevant to owners and occupiers. More information can be found here: <a href="https://www.gov.scot/publications/energy-performance-certificate-epc-reform-consultation/pages/5/">https://www.gov.scot/publications/energy-performance-certificate-epc-reform-consultation/pages/5/</a></p>		
Fuel Poverty is a priority	Respondent feels that work needs to start very soon to tackle fuel poverty.	The comment from the respondent is appreciated and duly noted. Tackling Fuel Poverty is identified as a priority within the LHEES, and areas of high Fuel Poverty have been identified during the analysis, we strive to identify projects and initiatives in these areas as quickly as possible.	None.	LHEES079
Health risks to building occupants	Respondent concerned about the potential health risks to building occupants with overly sealed houses leading to a build-up of gases, for example.	The concern from the respondent is duly noted. Addressing infiltration in new dwellings can significantly reduce heat loss and result in lower energy demand. To limit heat loss, heated buildings should be designed to limit infiltration through the building fabric. Limiting air infiltration to improve energy performance should not compromise ventilation required for the health of the occupants of the building or the removal of moisture from building fabric. Lower air infiltration rates should be addressed through an appropriate ventilation strategy which will commonly involve continuous mechanical extract ventilation as well as background (trickle) ventilation and natural ventilation through openable windows and doors.	None.	LHEES083

<p>Heat Network Zone proposals</p>	<p>Respondent feels there needs to be more details provided for the five identified heat network zones. The respondent also states that there does not seem to be any significant community energy networks in the area to use as a demonstrator.</p>	<p>The response from the respondent is noted and appreciated. There is an action in the Delivery Plan to complete feasibility studies on the five identified Heat Network Zones - subject to funding.</p> <p>The Council operates ten small heat networks in the form of communal heating systems. They consist of one biomass system with gas boiler back up and the remaining nine are served by gas boilers. They serve seven Council sheltered housing complexes located in Arbroath, Carnoustie, Kirriemuir, Letham and Montrose, Arbroath Business Centre which contains multiple business units, Arbroath Harbour Visitor Centre which contains multiple business units, and the Academy Court Council housing development in Forfar. Appendix 8.3 in the Strategy contains a map showing the location of these communal heating systems across Angus.</p>	<p>None.</p>	<p>LHEES081</p>
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Heat Pump concerns	<p>Respondents feel that heat pumps aren't the 'one fit' solution for Angus. Respondents who have heat pump state that they are complicated to work and require a large amount of space; they don't think the technology is there yet to successfully retrofit into an existing gas system and save money.</p>	<p>The comments from the respondents are appreciated and duly noted. The Scottish Governments 'Heat in Buildings Strategy' states that research has been conducted on low and zero emissions heating options available for all domestic dwellings; heat pumps have been determined as a 'tried and tested primary heating technologies'; the costs of installation and running costs for consumers are already understood, meaning cost uncertainty is low. The research also found no evidence to suggest that heat pumps could not operate effectively in Scotland.</p> <p><a href="https://www.gov.scot/publications/heat-buildings-strategy-achieving-net-zero-emissions-scotlands-buildings/documents/">https://www.gov.scot/publications/heat-buildings-strategy-achieving-net-zero-emissions-scotlands-buildings/documents/</a></p> <p><a href="https://www.gov.scot/publications/technical-feasibility-low-carbon-heating-domestic-buildings-report-scottish-governments-directorate-energy-climate-change/documents/">https://www.gov.scot/publications/technical-feasibility-low-carbon-heating-domestic-buildings-report-scottish-governments-directorate-energy-climate-change/documents/</a></p>	<p>Addition of text to LHEES Strategy, section 5.1 Heat Decarbonisation Targets:  Research commissioned by the Scottish Government found that there are various low and zero emissions heating options available for all domestic dwellings, with the deployment of heat pumps and development of low and zero emissions heat networks identified as the 'low-regrets strategic technologies' to focus on. Heat pumps and heat networks are deemed as a 'tried and tested primary heating technologies'; the costs of installation and running costs for consumers are already understood, meaning cost uncertainty is low. The research also found no evidence to suggest that heat pumps could not operate effectively in Scotland.</p>	LHEES041, LHEES049, LHEES058, LHEES080
Heat Pump support	Respondent had a heat pump in Canada and thinks there are great! However, they feel the price of electricity is prohibitive.	The response from the respondent is noted and appreciated.	None.	LHEES002

<p>Information on cost and the predicted benefits</p>	<p>Respondents feel they don't know anything about the cost or efficiency of heat pumps. They would like to know how much things cost and their predicted (calculated) benefits.</p>	<p>case studies</p>	<p>None.</p>	<p>LHEES063, LHEES071</p>
<p>Potential long-term building damage occurring from insulation measures.</p>	<p>Respondents concerned that insulation may cause detriment to the fabric of buildings; they are concerned about the cost to 'undo' measures (e.g. cavity wall insulation) that goes wrong, damp, and mould, and some wouldn't consider internal or external wall insulation.</p>	<p>The concerns from the respondents are duly noted. If the correct type of insulation for the building construction type is installed as per approved independent testing and manufacturers literature and the correct amount of ventilation is provided where relevant along with the building being maintained to a good standard there shouldn't be a detrimental effect to buildings.</p>	<p>None.</p>	<p>LHEES079, LHEES083, LHEES091</p>
<p>Issue with LHEES documents</p>	<p>Respondents feel the documents need to be written in plain English and the documents are too long to expect people to read and respond too.</p>	<p>The comment from the respondent is welcome and duly noted. The strategy, in particular, is a lengthy document which we did try to keep as concise as possible. The guidance and methodology were provided from the Scottish Government. The LHEES is a statutory order, all Local Authorities are required to produce (and update at regular intervals) a LHEES and delivery plan.</p>	<p>None.</p>	<p>LHEES063, LHEES071, LHEES083</p>



<p>Lack of understanding of rural properties</p>	<p>Respondent feels there is a lack of understanding of rural properties - some older farm properties, for example, will struggle to install many measured and the costs are prohibitive for most.</p>	<p>The comments of the respondent are appreciated and duly noted. Traditionally built, rural (off-gas grid) properties can prove difficult to upgrade for a variety of reasons, but it is possible to insulate the properties to a good degree to allow low or zero-emissions heating options to be installed, e.g. heat pumps or electric heating (storage or direct) with solar panels.</p> <p>There is technical guidance available from Historic Environment Scotland. They have produced a technical document called a Guide to Energy Retrofit of Traditional Buildings which describes retrofit measures which can be used to improve the energy efficiency of traditional buildings. Reference to this document will be added to the LHEES strategy.</p> <p><a href="https://www.historicenvironment.scot/archives-and-research/publications/publication/?publicationid=47c9f2eb-1ade-4a76-a775-add0008972f3">https://www.historicenvironment.scot/archives-and-research/publications/publication/?publicationid=47c9f2eb-1ade-4a76-a775-add0008972f3</a></p>	<p>None.</p>	<p>LHEES019</p>
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Listed Buildings	Respondents feel that Listed Buildings need help to improve their energy efficiency, and energy saving should take precedence over the appearance of listed buildings.	The responses from the respondents are noted and appreciated. The LHEES Strategy notes that there are potential obstacles through Listed Building legislation that makes their installation difficult and may require consent to do so. Energy savings taking precedence over the appearance of listed buildings would mean a change in the Legislation, this is unfortunately out with the Council's control.	None.	LHEES006, LHEES040
Opportunities for Communities	The Council needs to explore its powers and/or influence to enable local community energy schemes.	The respondents' comment is appreciated and duly noted. As stated in the Strategy document, it is hoped that the establishment and long-term operation of Heat Networks across Angus can create opportunities to retain benefits within local communities.  There is also an action in the Delivery Plan around Community Energy Projects and investigating opportunities within Angus and supporting communities to develop community energy projects.	None.	LHEES020
Disagree with the LHEES concept	Respondents feel that the LHEES is a waste of money and Council resources.	The responses from the respondents are duly noted but they haven't stated why they disagree with LHEES concept; further information is required to enable a response.	None.	LHEES010, LHEES014, LHEES018, LHEES047, LHEES055

<p>New housing developments</p>	<p>Concerns around why new houses are still being built in large numbers with gas boilers when they could and should have heat pumps. Respondents feel that urgent focus is required on how the strategy will be communicated to developers and what levers will be available in the planning process/local development plans to achieve the aims.</p>	<p>The respondent's concerns are duly noted. A new Building Standards Technical Handbook was released on the 1 April 2024. From 1 April 2024, new dwellings in Scotland will not be allowed to use direct emission (polluting) heating systems such as oil and gas boilers. Instead, zero or low emissions alternatives like heat pumps and heat networks will need to be used. New houses are currently being built with gas boilers as they would have applied for their building warrant prior to 1 April 2024.</p> <p>There is an action the Delivery Plan to 'LHEES Strategy to inform the preparation and production of the next Local Development Plan for Angus, drawing on evidence-base, local priorities, targets, and strategic delivery areas as appropriate'. This is currently in progress.</p>	<p>None.</p>	<p>LHEES020, LHEES028</p>
<p>Potential non-compliance penalties</p>	<p>Respondent doesn't agree with potential penalties for non-compliance with the proposal. They feel it's the government's idea and they shouldn't expect households to even partially cover the costs and penalise those who don't follow.</p>	<p>The respondents' comments are welcomed and duly noted, but there is nothing in the Strategy or Delivery Plan about potential penalties for non-compliance. Without further explanation it is difficult to comment further.</p>	<p>None.</p>	<p>LHEES090</p>

<p>Increase in rents</p>	<p>Worries from tenants that LHEES and related legislation will cause rent to increase.</p>	<p>The respondents concern around LHEES and related legislation leading to rent increases is duly noted.</p> <p>For private rentals, the Council cannot comment on the levels of rent charged by Private Landlords. The Scottish Government however are initiating procedures for the potential for rent control zones where market rents are rising too much and causing problems for the tenants.</p> <p>For Local Authority Housing, Angus Council submits rent proposals to tenants for comment, outlining a range of increases that will enable the council to continue to invest in existing homes.</p> <p>For Registered Social Landlords (Housing Associations), many also consult with their tenants prior to rent increases, via leaflets and surveys. Many also refer to Rent Policy which can outline anticipated increases as well as how increases are calculated.</p>	<p>None.</p>	<p>LHEES021</p>
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Private Landlord concerns / constraints	Private landlords are concerned about budget constraints preventing them from upgrading their properties. They also commented they may have to sell properties if any more legislative requirements are placed upon them.	<p>The responses from the respondents are appreciated and duly noted. Once the 'Heat in Buildings Bill' is finalised by the Scottish Government, it is hoped there will be more clarity around finance and funding streams available for Private Landlords, which will hopefully ease the concerns.</p> <p>In terms of the legislation, unfortunately this is out with the Councils control, the legislation is set by the Scottish Government. There may be related consultations in the future run by the Scottish Government that the respondent could reply to stating their concerns.</p>	None.	LHEES021, LHEES057, LHEES084
Solar Panels	Respondents keen to find out if installing solar panels is an alternative option.	The comments from the respondents are welcomed and duly noted. Installing solar PV panels could be an alternative option, this would be determined by an individual property assessment.	None.	LHEES037, LHEES038, LHEES044

Stakeholder engagement	<p>Respondents stated that stakeholder engagement must be open and honest, and be directed to those who are affected, i.e. not just over social media. Engagement with local householders and community groups is required to explain what LHEES is and how it is vital to ensure we reach net zero.</p> <p>They also suggested looking for early adopters to use as demonstrator projects in order to build momentum and help build peoples knowledge and confidence.</p>	<p>The responses from the respondents are duly noted and appreciated. As part of the Delivery Plan, there will be LHEES awareness raising and engagement across the identified sectors. We aim to listen to views and make it as inclusive as possible. It is recognised that public input and engagement, and transparent information is critical for the successfully delivery of LHEES. People will have their own drivers and finding ways to engage with and encourage different people to act will be key to success.</p> <p>The Council plans to identify early adopters to use as case studies and 'good news' story during raising the awareness of LHEES to give people real examples to raise their confidence and increase their knowledge.</p>	None.	LHEES004, LHEES009, LHEES020, LHEES056, LHEES087, LHEES092
Timeframe and targets	Respondents feel action is needed very soon and the targets within the LHEES seem unambitious.	The respondent's comments are welcomed and duly noted. The targets within the LHEES are in line with all Scottish Government Legislation. The Council agree that action needed very soon to help mitigate climate change.	None.	LHEES020, LHEES079,
Miscellaneous	Personal and general statements.	These comments are appreciated and duly noted, no response has been provided as they are personal and/or non-relevant statements.	None.	LHEES007, LHEES011, LHEES023, LHEES031, LHEES043, LHEES066, LHEES069, LHEES085, LHEES093