

PROPOSED ABERDEENSHIRE LOCAL DEVELOPMENT PLAN 2020 RESPONSE FORM

As part of the production of the Local Development Plan, a 'Main Issues Report' was published in January 2019. The responses from these consultations have helped to inform the content of the Proposed Local Development Plan ("the Proposed Plan").

The Aberdeenshire Local Development Plan will direct decision-making on land-use planning issues and planning applications in Aberdeenshire for the 10-year period from 2021 to 2031. The Proposed Plan was agreed by Aberdeenshire Council in March 2020 as the settled view of the Council. However, the Proposed Plan will be subjected to an independent examination and is now open for public comment.

This is your opportunity to tell us if anything should be changed in the Proposed Plan, and why.

When writing a response to the Proposed Plan it is important to specifically state the modification(s) that you would wish to see to the Plan.

This is the only remaining opportunity to comment on the Proposed Plan. The reasons for any requested changes will be analysed and reported to Scottish Ministers. They will then appoint a person known as a Reporter to conduct a public examination of the Proposed Plan, focusing particularly on any unresolved issues and the changes sought.

Ministers expect representations (or responses) to be concise (no more than 2000 words) and accompanied by limited supporting documents. It is important to ensure that all of the information that you wish to be considered is submitted during this consultation period as there is no further opportunity to provide information, unless specifically asked.

Please email comments to ldp@aberdeenshire.gov.uk or send this form to reach us by 17 July 2020.

We recommend that you keep a copy of your representation for your own records.



ACCESSIBILITY

If you need information from this document in an alternative language or in a Large Print, Easy Read, Braille or BSL, please telephone 01467 536230.

Jeigu pageidaujate šio dokumento kita kalba arba atspausdinto stambiu šriftu, supaprastinta kalba, parašyta Brailio raštu arba britų gestų kalba, prašome skambinti 01467 536230.

Dacă aveți nevoie de informații din acest document într-o altă limbă sau într-un format cu scrisul mare, ușor de citit, tipar pentru nevăzători sau în limbajul semnelor, vă rugăm să telefonați la 01467 536230.

Jeśli potrzebowali będą Państwo informacji z niniejszego dokumentu w innym języku, pisanych dużą czcionką, w wersji łatwej do czytania, w alfabecie Braille'a lub w brytyjskim języku migowym, proszę o telefoniczny kontakt na numer 01467 536230.

Ja jums nepieciešama šai dokumentā sniegtā informācija kādā citā valodā vai lielā drukā, viegli lasāmā tekstā, Braila rakstā vai BSL (britu zīmju valodā), lūdzu, zvaniet uz 01467 536230.

Aberdeenshire Local Development Plan
Woodhill House, Westburn Road, Aberdeen, AB16 5GB

Tel: 01467 536230
Email: ldp@aberdeenshire.gov.uk
Web: www.aberdeenshire.gov.uk/ldp
Follow us on Twitter @ShireLDP

If you wish to contact one of the area planning offices, please call 01467 534333 and ask for the relevant planning office or email planning@aberdeenshire.gov.uk.

YOUR COMMENTS

Please provide us with your comments below. We will summarise comments and in our analysis will consider every point that is made. Once we have done this we will write back to you with Aberdeenshire Council's views on the submissions made. We will publish your name as the author of the comment, but will not make your address public.

Modification that you wish to see (please make specific reference to the section of the Proposed Plan you wish to see modified if possible, for example Section 9, paragraph E1.1):

To remove the proposal to develop land OP3 in Belhelvie

Reason for change:

1. Amenities:

- a. There are no facilities for teenage children – which could lead to boredom and contributing to the possibility of vandalism or underage drinking, of which there is zero just now. Given the lack of facilities the need to transport teenagers to activities in other areas will lead to increased traffic and pollution.
- b. There are a limited number of pavements in the village posing a welfare risk to the residents. This risk will only increase if the proposed development goes ahead.
- c. Additionally, there are no pavements outside the village, thereby not encouraging anyone to walk outside the village and posing yet more risk, especially to dog owners who are common in rural areas.
- d. There is no local shop in the village – everyone HAS to drive for shopping, leisure and to get to work – generating yet more traffic. Moreover, this requirement to travel contradicts the Climate Change aspirations of the council. The proposed developments at Balmedie , Blackdog and Bridge of Don should be prioritised as those sites already offer better transport links to the city.
- e. The primary school at Balmedie which also serves the village is already over-subscribed – there will be insufficient places available for any young children that move into the village – OR the classes will be too large. The proposed developments at Blackdog (600 houses),

Balmedie (850 houses) and Potterton (233 houses) will completely overwhelm the school. The plan does not make any commitment in respect of providing further school facilities.

- f. Additionally, it is unclear in the development plan if any consideration has been given to the increased pressure on Pre-School and Nursery facilities. There will be a need to provide additional buses to ferry pupils to and from Bridge of Don secondary schools.
- g. The local doctors' surgeries are already difficult to get appointments with in a timely fashion. Adding more families to those lists will worsen an already difficult situation, especially for the older community within the village
- h. The play park at the bottom of Cairntack Road is waterlogged after rain, making it unusable for children.

2. Transport and Roads

- a. The bus service is only 2 hourly and does not get people to work in time for a 7 am start or for those residents who need flexibility of start and finish times.
- b. If all 104 houses are built, this could potentially add over 200 cars to the village. The current local roads are not to modern day standards and are just not built to handle this additional capacity.
- c. If there are accidents on the by-pass or around Dyce, traffic is diverted through the village, the increased traffic will make for a more dangerous situation for the additional children crossing roads in the village.
- d. The school bus morning pick up and drop off in the afternoon is already generating a line of cars clogging up the entrance into Cairntack Road, This dangerous situation will get worse and more dangerous if the proposed development goes ahead
- e. The roads out of the village are narrow and not suitable for increased traffic. The quarry already generates a high volume of large lorries that residents have to negotiate round on these narrow roads.
- f. Any affordable housing is unlikely to have garages – and the 2 cars most families have these days will lead to a dangerous level of on-

street parking. You only have to drive round the Dubford estate to see how dangerous navigating these roads are.

3. Ingress and Egress

- a. Your documents mention the need for a Loop Road connecting Cairntack Road with Cairn View. It is assumed this would mean opening up the dead end at the far southern end of Cairntack Road and putting a new road either through or round the proposed new development on OP3. This would generate a significant increase of traffic through Cairntack Road. The older or infirm residents and children playing would be put at further danger from this escalation of through traffic.
- b. At either end of the Cairntack Road “inner circle” there are blind junctions that are dangerous to both vehicle users, pedestrians and children playing – this danger would only increase with more traffic.
- c. Currently Cairntack Road is not a through road. Any vehicles on this road are either visiting residents, owned by residents or delivering to residents. New traffic travelling though from the proposed development would not be aware of the roads previous calmer disposition and could lead to the road becoming a “rat run” to and from the proposed new development.
- d. During winter months Cairntack Road is a skating rink for the last 60 yards before it joins the “main road” at its most north westerly point. Any significant snow fall prohibits vehicles from entering or exiting Cairntack Road, driving is just too dangerous under these conditions
- e. Additionally, heavy frosts, which are frequent for our area, adversely affect the same last 60 yards creating a skating rink for all vehicles. The overhead tree branches protect the road from any available sunshine and effectively trap cold air underneath, preventing the ground from defrosting all day. All this is made worse because there is no longer any road or pavement gritting during winter months

4. Other

- a. The wildlife in our area is currently prolific and would be adversely affected by this proposed development. There are dead foxes, badgers and deer regularly found on the roads local to Belhelvie

- b. There will be increased traffic and noise nuisance as well as increased pollution for the houses near to the current road ingress.
- c. The traffic created by the lorries and other heavy vehicles during the construction phase of the proposed development would be significant. Cairntack Road is clearly not deigned to carry this level of traffic, the noise, dust and inconvenience from this traffic would present an unacceptable level of disturbance.
- d. The area is generally prone to surface water flooding and there are no plans to improve the drainage issues.
- e. The proposed development will adversely affect the current “green” environment of the village and the loss of farmland and field boundaries would devalue the local countryside.

PRIVACY NOTICE

LOCAL DEVELOPMENT PLAN PUBLIC COMMENT

The Data Controller of the information being collected is Aberdeenshire Council.

The Data Protection Officer can be contacted at Town House, 34 Low Street, Banff, AB45 1AY.

Email: dataprotection@aberdeenshire.gov.uk

Your information is being collected to use for the following purposes:

- To provide public comment on the Aberdeenshire Local Development Plan. The data on the form will be used to inform Scottish Ministers and individual(s) appointed to examine the Proposed Local Development Plan 2020. It will inform the content of the Aberdeenshire Local Development Plan 2021.

Your information is:

Being collected by Aberdeenshire Council	X
--	---

The Legal Basis for collecting the information is:

Personal Data	
Legal Obligations	X

Where the Legal Basis for processing is either Performance of a Contract or Legal Obligation, please note the following consequences of failure to provide the information:

It is a Statutory Obligation under Section 18 of the Town and Country (Scotland) Act 1997, as amended, for Aberdeenshire Council to prepare and publish a Proposed Local Development plan on which representations must be made to the planning authority within a prescribed period of time. Failure to provide details requested in the 'Your Details' section of this form will result in Aberdeenshire Council being unable to accept your representation.

Your information will be shared with the following recipients or categories of recipient:

Members of the public are being given this final opportunity to comment on the Proposed Aberdeenshire Local Development Plan. The reasons for any changes that the Council receives will be analysed and reported to Scottish Ministers. They will then appoint a person to conduct a public examination of the Proposed Plan, focusing particularly on the unresolved issues raised and the changes sought.

Your name and respondent identification number (provided to you by Aberdeenshire Council on receipt of your

submission) will be published alongside a copy of your completed response on the Proposed Local Development Plan website (contact details and information that is deemed commercially sensitive will not be made available to the public).

In accordance with Regulation 22 of the Town and Country (Development Planning) (Scotland) Regulations 2008 where the appointed person determines that further representations should be made or further information should be provided by any person in connection with the examination of the Proposed Plan the appointed person may by notice request that person to make such further representations or to provide such further information.

Your information will be transferred to or stored in the following countries and the following safeguards are in place:

Not applicable.

The retention period for the data is:

Aberdeenshire Council will only keep your personal data for as long as is needed. Aberdeenshire Council will retain your response and personal data for a retention period of 5 years from the date upon which it was collected. After 5 years Aberdeenshire Council will review whether it is necessary to continue to retain your information for a longer period. A redacted copy of your submission will be retained for 5 years beyond the life of the Local Development Plan 2021, possibly until 2037.

The following automated decision-making, including profiling, will be undertaken:

Not applicable.

Please note that you have the following rights:

- to withdraw consent at any time, where the Legal Basis specified above is Consent;
- to lodge a complaint with the Information Commissioner's Office (after raising the issue with the Data Protection Officer first);
- to request access to your personal data;
- to data portability, where the legal basis specified above is:
 - (i) Consent; or
 - (ii) Performance of a Contract;
- to request rectification or erasure of your personal data, as so far as the legislation permits.

