

From: [REDACTED]
To: [LDP](#)
Cc: [REDACTED]
Subject: LDP 2021
Date: 26 July 2020 19:57:52

YOUR DETAILS

Title:	Mr
First Name:	Robert
Surname:	Paterson
Date:	26/07/2020
Postal Address:	[REDACTED]
Postcode:	[REDACTED]
Telephone Number:	[REDACTED] [REDACTED]
Email:	[REDACTED]

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):

Proposed LDP Turriff OP1 and BUS3 (2017 LDP)

I note that BUS 3 on the forthcoming 2021 LDP has been removed due to a change of the current settlement boundary. I hereby respectfully request that this specific site be re-allocated on your forthcoming Plan as an Opportunity Site and have the settlement boundary remain in its present position.

Reason for change:

The present LPD 2017 shows a regular settlement boundary which includes BUS 3 and thus it should remain in the forthcoming 2021 LDP to form a continuous line of development.

[REDACTED] own 100% of the areas BUS 3 and BUS 2 and are major part owners of OP 1. Following the granting of planning permission for a hotel on BUS 3 several years ago, [REDACTED] have actively promoted this concept throughout the UK via a number of well-known property agents and developers.

The last interested party entered negotiations via an Exclusivity Agreement in 2018, however this Agreement lapsed in late December 2019. Interested parties for such a venture do not appear often and in consideration of recent economic restraints we feel the site would now be best suited for Business and Retail Development.

As an Opportunity Site, BUS 3 is far more suited for business and retail development given its prime location and direct access to the A947 plus its position opposite the OP 1 development. In addition BUS 3 forms a natural line of progression for the future development of Turriff.

Therefore we request the following:

- A. BUS 3 site remains within the settlement boundary for Turriff,
- and
- B. BUS 3 should be become an Opportunity Site for Business and Retail in the LDP 2021.

Sincerely
Robbie Paterson

Rob Paterson

