

PP1062



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.

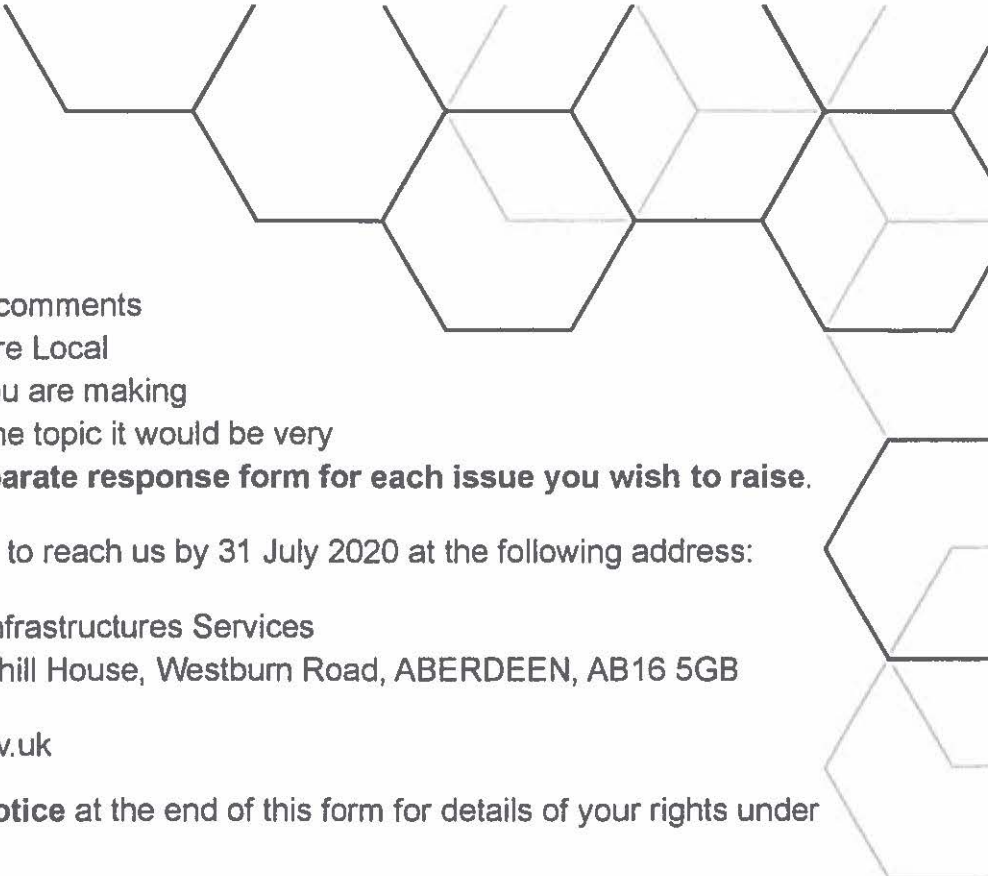
This is the only remaining opportunity to comment on the Proposed Plan. The reasons for any requested changes will be analysed and reported to Scottish Ministers. They will then appoint a person known as a Reporter to conduct a public examination of the Proposed Plan, focusing particularly on any unresolved 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 31 July 2020*.

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

**UPDATE 16 June 2020: Consultation period was extended from 17 July 2020 for a further two-week period.*



Please use this form to make comments on the Proposed Aberdeenshire Local Development Plan 2020. If you are making comments about more than one topic it would be very helpful if you could fill in a **separate response form for each issue you wish to raise**.

Please email or send the form to reach us by 31 July 2020 at the following address:

Post: Planning Policy Team, Infrastructures Services
Aberdeenshire Council, Woodhill House, Westburn Road, ABERDEEN, AB16 5GB

Email: ldp@aberdeenshire.gov.uk

Please refer to our **Privacy Notice** at the end of this form for details of your rights under the Data Protection Act.

YOUR DETAILS

Title:	Mr
First Name:	Ian A
Surname:	Downie
Date:	31st July 2020
Postal Address:	c a s e CONSULTING Limited [REDACTED]
Postcode:	[REDACTED]
Telephone Number:	[REDACTED]
Email:	[REDACTED]

Are you happy to receive future correspondence only by email? Yes No

Are you responding on behalf of another person? Yes No

If yes who are you representing?

Tick the box if you would like to subscribe to the Aberdeenshire LDP eNewsletter:

An acknowledgement will be sent to this address soon after the close of consultation.

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):

Delete the contribution of 80 houses from the OP1 allocation in Balmedie towards meeting the strategic allowances (Table 2, Appendix 6). Identify an alternative allocation that is not known to be constrained in the Blackdog - Ellon Strategic Growth Area.

Reason for change:

This allocation came into the housing land audit in 2014 and is currently physically constrained in the 2019 housing land audit with a capacity of 50 houses and employment land. It had previously been identified in 2004 as an employment land allocation but was subsequently recruited to meet the strategic allowances in the Aberdeenshire Local Development Plan : 2012. It was anticipated that the allocation would deliver 50 houses in the 2017 - 2023 period. As a constrained site in the 2019 HLA the agreed view of the Audit Committee is that the site will not deliver housing within this period as originally anticipated.

The allocation statement on page 392 indicates that a single masterplan will be required for the allocation and the neighbouring OP2 site. The neighbouring site has already been granted planning consent in principle on the basis of a separate masterplan as the co-operation of the owner / developer of the OP1 site declined to participate in the exercise.

There has been no planning application lodged to bring forward development on this site in the past 7 years and it would be inappropriate to express confidence that the development will deliver housing within the plan period in such circumstances particularly as there is a substantial shortfall in delivering sufficient land in the Aberdeenshire part of the AHMA to satisfy paragraph 110 of SPP.

In normal circumstances the constrained supply at the base date of a development plan is not available to be recruited towards meeting the strategic allowances. It remains in the constrained supply on the basis that should the constraint be lifted during the lifetime of the plan it will become available to augment the new effective allocations. That principle should obtain in this instance.