

PP1076



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.

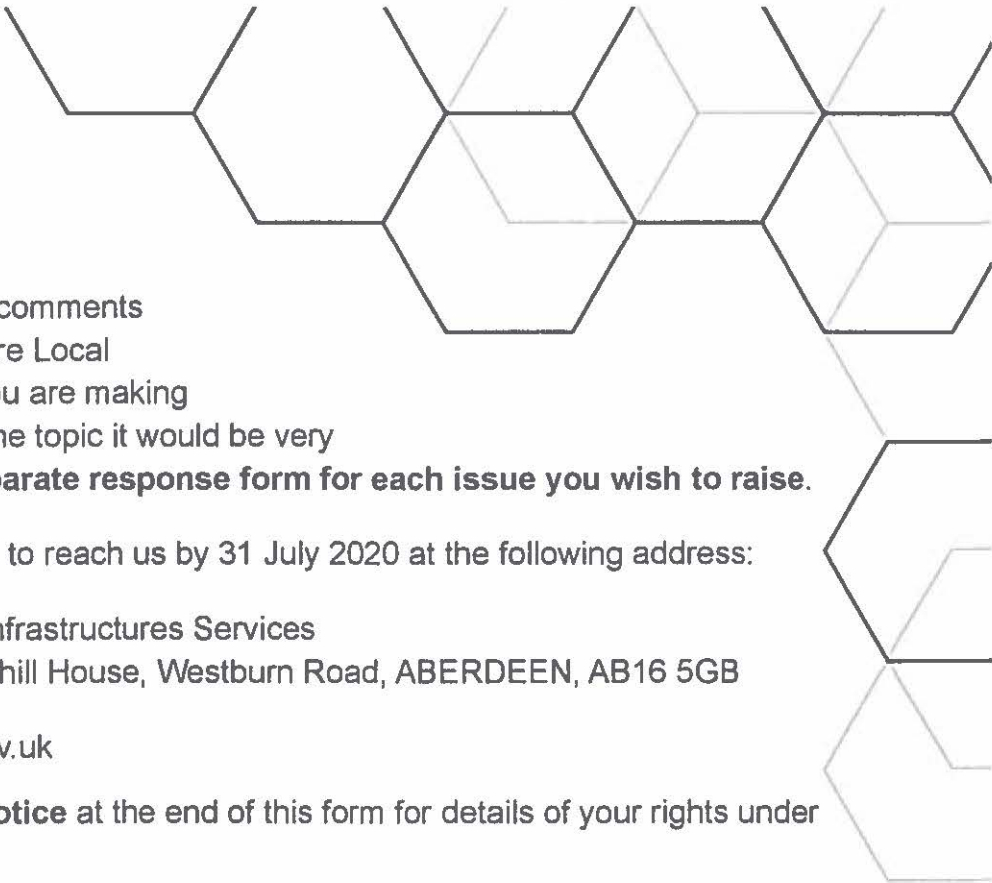
This is the only remaining opportunity to comment on the Proposed Plan. The reasons for any requested changes will be analysed and reported to Scottish Ministers. They will then appoint a person known as a Reporter to conduct a public examination of the Proposed Plan, focusing particularly on any unresolved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

Remove the reference 'to preserve the railway line' and the need for 'provision of land for a health centre' in the first paragraph of Peterhead OP1 allocation statement on page 352 of the LDP.

Remove the references to 'significant alterations to the A90 to provide vehicular access to the site' unless the Planning Authority can exhibit documentary evidence that such significant alterations have the full support and approval of Transport Scotland.

Reason for change:

There is no realistic possibility of reopening the Peterhead to Mintlaw section of the railway line and therefore no justification to make reference to preserving the line. The route of the line has been compromised at various points by substantial developments in the period after the railway line was closed including the construction of Peterhead Academy and Leisure Centre

Insofar as the line exists in Peterhead it is now part of the Formartine and Buchan Way. Its current status rather than its historical status should be used for clarity and to remove any confusion that it the footpath that is being preserved.

The allocation entered the audit in 2012 and in the intervening period there has been no stated need for any land to be provided for a health centre. It is understood that the Grampian Health Board may decide to close the Peterhead Hospital and redevelop that site as a new health centre given its more central and accessible location. It is inappropriate to sterilise development land in a mixed use development for purposes which have as yet to crystallise.

It is understood that Transport Scotland has previously resisted attempts to significantly alter the existing access points into the site from the A90 trunk road to increase their vehicular capacities thus impinging adversely on the ability of the development to be adequately accessed by vehicular traffic. This in turn has an adverse impact on the deliverability of the site. It is also understood that Transport Scotland has been opposed to the formation of vehicular access points into the site from the A90 (T).

Bearing in mind that this site represents the single largest allocation in the Rural HMA and has not yet delivered a single house, it is critically important for the Planning Authority is able to demonstrate with documentary evidence that it can be adequately accessed with the full support and approval of Transport Scotland. If that documentary evidence does not exist then alternative access arrangements will have to be contemplated or the allocation radically reduced in capacity.