

## **Aberdeen City and Shire Structure Plan – Options Consultation**

**Thursday 19<sup>th</sup> April 2007**

**Committee Room 2, The Town House, Broad Street, Aberdeen  
19:00 – 21:00**

### **Present:**

Charles Hamilton (George Street Local Network)  
Bruce Henning (Citizen)  
Willie Jaffray (Rosemount Community Council)  
Alan Mulvie (Neighbourhood Planning, Aberdeen City Council)  
Alison Wisely (SCARF)

Gale Beattie (Planning Strategy, Aberdeen City Council)  
Andy Brownrigg (Planning Strategy, Aberdeen City Council)  
David Jennings (Planning Strategy, Aberdeen City Council)  
Gary Purves (Planning Strategy, Aberdeen City Council)

### **1. Introduction**

Gale Beattie (GB) welcomed everyone to the meeting and introduced the members of the Planning Strategy team. GB highlighted that the main focus of the workshop will be to capture evidence as to your views on the advantages and disadvantages of different possible options for development, which could form the basis of the next structure plan for the north east.

### **2. Background**

David Jennings (DJ) explained that the “development plan” for a particular area consists of two parts. These are:

- A structure plan – a long term, strategic vision for the development of the land in the area. It seeks to set a framework for investment in services like roads and sewers, and to identify where the best places for future growth might be. It is not site specific, except in the most general of terms. It is a structure plan that Aberdeen City Council and Aberdeenshire Council are currently preparing jointly and is the focus for tonight’s meeting.
- A local plan – takes the principle provided by the structure plan and provides the local detail. It identifies specific sites for development and provides the framework for decisions on planning applications.

### **3. The Planning etc (Scotland) Act 2006**

The Planning etc (Scotland) Act 2006 was introduced at the end of 2006 and placed emphasis on early stakeholder consultation in preparing plans. The Act also introduced strategic development plans to replace structure plans and this will probably be brought in before the new structure plan for Aberdeen and Aberdeenshire is finished. Therefore, although we are preparing a structure plan, it needs to meet the Scottish Executive’s aspirations for a strategic development plan. Specifically, the new plan will be

based on a spatial strategy and will be short and concise. The detail and much of the policies will be left to local development plans.

DJ detailed that Aberdeen City Council and Aberdeenshire Council formally commenced the preparation of a new structure plan on 23<sup>rd</sup> February 2007 and published a “notice of intent” in the local press along with a suite of documents that were sent out to various stakeholders including all Community Councils. The documents that have been published so far consist of:

- Development Plan Scheme
- Issues Report
- ‘Getting Involved’ - Explanatory Leaflet
- Report of Survey

DJ explained that a supply of these documents were available for people to take away with them and they have also been available for inspection at all the public libraries in the north east as well as being on the internet ([www.acssp.net](http://www.acssp.net)). The public had a 6-week period to comment on the suite of documents and so far about 75 responses have been received by the two Councils. A summary of the responses will be reported to the Aberdeen City and Shire Strategic Planning Committee in June.

#### **4. Timetable**

A considerable amount of preparatory work has already been undertaken. Both Aberdeen City Council and Aberdeenshire Council are now consulting with stakeholders on the possible options for development. It is anticipated that a draft plan will be produced by December 2007 and consultation will then take place. A finalised plan is anticipated by June 2008. The timetable for the preparation of the plan can be found within the Development Plan Scheme.

#### **5. Conceptual Framework**

DJ explained that there are three main questions that we are seeking views on from the stakeholders. They are: In general terms, where (in the north east) development should take place; when (over the 25-year life of the structure plan) development should occur; and how much development is required.

GP explained that each possible option for development should be evaluated within the context of the draft vision that is contained within the Issues Report. For example, which of the proposed options for development would be the most environmentally sustainable and would do the most to tackle climate change and improve the quality of the environment? Which of the possible options for development would enhance social inclusion, quality of life and choice for people living and working in the north east? Which option would do the most to promote the regional economy and boost economic growth? Which option would provide a critical mass of people to sustain services?

DJ raised the issue of the scale of development that the new plan should seek to provide for. A shared view on the part of the group was expressed that

Aberdeen needs a more balanced population and be able to hold onto young families. House prices were identified as being important in this context as well as the type of properties being built (not enough family homes).

## **6. Group exercise**

Andy Brownrigg (AB) asked those present to focus their attention to the question of where development should take place. AB explained that the purpose of the exercise is to obtain feedback on the set of possible options for development (spatial strategies) that were sent out along with the invitations to the meeting. AB asked the group to come to a consensus view within the group as to which option is favoured. Once one has been chosen, the group should evaluate the advantages and disadvantages of that option in the context of the draft vision. AB also explained that the second part of the exercise is to consider the distribution of development within the group's chosen option by moving counters around on a map of the north east to show where development should take place.

The group debated the potential merits of each of the 8 possible options for development. In the end, the group decided that their preferred option was option 2 – 'Most of the development in Aberdeen City, with significant development in the existing transport corridor. The group expressed their desire to also spread some of the development across Aberdeenshire, similar to option 4.

The group then used the counters to illustrate where, throughout the north east, they felt that development should take place. An image of the result of this exercise is contained in Appendix 1 of this meeting note, along with a copy of the evaluation form that was completed by the group.

DJ concluded the meeting by advising everyone that the outcome of the consultation on the Issues Report, along with the results from all of the option evaluation exercises will inform the preferred strategic option that will be presented to members, probably in September 2007. A note of tonight's meeting would be produced and sent to everyone in attendance as well as being placed on the structure plan website. A report will also be produced summarising all of the meetings held on the strategic option evaluation and it will also be placed on the structure plan website ([www.acssp.net](http://www.acssp.net)).

GB thanked everyone for their attendance and their valuable input in helping to inform the next structure plan.

Appendix 1





**Strategic options group exercise**

Meeting date 19/4/07

**Option considered (please tick one)**

- Option 1: Most of the development in Aberdeen City, significant development in Edge of City Settlements
- Option 2: Most of the development in Aberdeen City, significant development in the existing transport corridor.
- Option 3: Most of the development in Aberdeen City, significant development in a new transport corridor.
- Option 4: Most of the development in Aberdeen City, significant development in growth poles across Aberdeenshire.
- Option 5: Most of the growth in Aberdeen City and significant growth in new settlements
- Option 6: Most of the development in the existing transport corridor, significant development in Aberdeen City
- Option 7: Most of the development in the existing transport corridor, significant development in growth poles across Aberdeenshire.
- Option 8: Most of the development in the existing transport corridor, significant development in a new transport corridor

Is this your preferred option  or your least favoured option  (Please tick one)

BUT WISH TO SPREAD DEVELOPMENT SIMILAR TO OPTION 4.

**Good points (please tick those that apply and give a brief justification)**

- It reduces resource use and impacts on climate through.....  
MAY ENCOURAGE CROSS RAIL LINK
- It would be good for environmental quality because.....  
MAY NOT HAVE MASSIVE IMPACT ON TRANSPORT INFRASTRUCTURE
- It would be good for the economy because.....  
MAY EXCHANGE MORE RURAL ECONOMY (+TRANSPORT)
- It would be fair because.....
- It would increase choice and quality of life because .....
- (Other)
- 

Please use additional sheets of paper as required

**Bad points**

- It does not reduce resource use and impacts on climate because...
- It would have impacts on environmental quality because.....
- It would not be good for the economy because.....
- It would not be fair because.....
- MAYBE TOO CITY CENTRED
- It would not increase choice and quality of life.....  
MAY NOT GIVE RURAL PEOPLE A FULL CHOICE
- (Other)
- NEED TO IMPROVE TRANSPORT
- IF TRANSPORT IS NOT RIGHT - NEGATIVE ENVIRONMENTAL IMPACT
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