

WEST DUNBARTONSHIRE COUNCIL

Report by the Executive Director of Infrastructure and Regeneration

Planning Committee: 27 November 2013

Subject: East Dunbartonshire Local Development Plan Main Issues Report

1. Purpose

- 1.1** To inform the Committee of the publication of the Main Issues Report of the East Dunbartonshire Local Development Plan and to seek approval of the Council's response to the document.

2. Recommendation

- 2.1** It is recommended that the Committee approve Appendix 1 as West Dunbartonshire Council's response to the East Dunbartonshire Main Issues Report.

3. Background

- 3.1** East Dunbartonshire Council published its Main issues Report on 9 September 2013 with the consultation responses being accepted until 18 November 2013.

4. Main Issues

- 4.1** The East Dunbartonshire Main Issues Report sets out five Key Principles to guide the Local Development Plan. These are:
- Promoting sustainable economic growth.
 - Ensuring good design and strong sense of place.
 - Encouraging regeneration by prioritising brownfield development over greenfield release.
 - Addressing climate change challenges by promoting sustainable development
 - Integrating new development with active and sustainable transport networks.

The main issues of the report are then set out under the five broad headings.

Where we live

- 4.2** East Dunbartonshire Council has used the factors set out in the Strategic Development Plan to vary its Housing Supply Target from the requirements set out in the Housing Need and Demand Assessment. The private sector target, which is the same as the requirement set out in the Housing Needs and Demand Assessment, they believe can be met in full from existing land supply. The affordable housing target, which is significantly lower than the

Housing Need and Demand Assessment requirement, cannot be met by existing land supply. The Main Issues Report sets out two options to meet this shortfall, although neither meets it in full. However, this is not an issue that has implications for West Dunbartonshire as affordable housing need is calculated and met within local authority boundary areas.

Where we earn our living

- 4.3** A review of demand for business space and the quality of existing business land and premises has been undertaken to support the Main Issues Report. This identified significant demand for a wide range of business premises and a shortfall in medium sized premises to allow existing premises to grow. The review also identified a few sites that were not considered suitable for future business needs. The Main issues Report identifies land to be safeguarded for business and employment issues and the sites that could be allocated for other land uses.

More active and sustainable travel

- 4.4** The Main Issues Report identifies opportunities to improve travel within key transport corridors, to maximise capacity of public transport infrastructure and identifies transport initiatives to encourage active walking and cycling.

Town Centre Regeneration

- 4.5** The Report sets a new vision for East Dunbartonshire's town centres seeking to move them beyond retail and into places which are a focal point for social, leisure, community and cultural uses.

Making the most of our environment

- 4.6** This sets out an approach that would protect, promote and enhance the green network. It recognises that there may be some scope for renewable energy developments in East Dunbartonshire, and for the growing of biomass fuels.
- 4.7** The Main Issues Report then sets out preferred and alternative options for the different community areas of East Dunbartonshire:
- Bishopbriggs, Balmore, Bardowie and Torrance;
 - Bearsden and Milngavie;
 - Kirkintilloch, Lenzie, Waterside and Twechar;
 - Lennoxton, Clachan of Campsie, Haughhead and Milton of Campsie.
- 4.8** The recommended response to the East Dunbartonshire Main Issues Report is set out in Appendix 1. This has already been submitted to East Dunbartonshire Council in order to meet consultation deadlines, but with the caveat that it is still to receive Committee approval. The Main Issues Report is not considered to raise significant issues for West Dunbartonshire Council and comments relate to:
- including a Key Principle relating to the built and natural environment
 - supporting the identification of the Kilpatrick Hills as a Local Landscape Area.

5. People Implications

5.1 There are no personnel issues associated with this report.

6. Financial Implications

6.1 There are no financial implications associated with this report.

7. Risk Analysis

7.1 It was not considered necessary to carry out a risk assessment in relation to this report.

8. Equalities Impact Assessment (EIA)

8.1 It is not considered that the report or recommendations raise any equalities issues.

9. Consultation

9.1 This report forms the Council's response to the East Dunbartonshire Council Main Issues Report consultation.

10. Strategic Assessment

10.1 The proposals of the East Dunbartonshire Council Main Issues Report are not considered likely to have an adverse impact on the strategic priorities of West Dunbartonshire Council.

Richard Cairns

Executive Director of Infrastructure and Regeneration

Date: 12 November 2013

Person to Contact: Pamela Clifford, Planning & Building Standards Manager,
Housing, Environmental and Economic Development,
Council Offices, Clydebank G81 1TG
Tel: 01389 738656
Email: pamela.clifford@west-dunbarton.gov.uk

Alan Williamson, Team Leader – Forward Planning,
Housing, Environmental and Economic Development,
Council Offices, Clydebank G81 1TG
Tel: 01389 738539
Email: alan.williamson@west-dunbarton.gov.uk

Appendices: 1) West Dunbartonshire Council response to East Dunbartonshire Main Issues Report

Background Papers: 1) East Dunbartonshire Council Main Issues Report

Wards Affected: All