

# Proposed Angus Local Development Plan

## STATEMENT OF CONFORMITY WITH PARTICIPATION STATEMENT

October 2015

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1. Introduction:

This Statement of Conformity has been prepared to meet the terms of Part 2 Section 18 (4) (a) (i) and Section 19 (4) of the Planning etc (Scotland) Act 2006. This requires planning authorities to submit a report:

- (i) outlining the extent to which they have consulted with and involved the wider public in preparing the Proposed Local development Plan (LDP); and
- (ii) how this consultation conforms with the intentions outlined in the current participation statement.

With regards to (ii) above, the Town and Country Planning (Development Planning) (Scotland) Regulations 2008, Part 4, Section 20 (f) sets out that the Planning Authority's participation statement is the version current when the proposed plan was published. For the Proposed Angus Local Development Plan the relevant participation statement is therefore the Angus Development Plan Scheme (Revised 2014). This was the approved Development Plan Scheme/participation statement when the Proposed Plan was published in February 2015.

The Statement of Conformity is one of a suite of documents required to accompany the submission of the Proposed Angus Local Development Plan to Scottish Ministers.

The Angus Development Plan Scheme (Revised March 2014) sets out Angus Council's programme for preparing and reviewing the Local Development Plan for Angus and what is likely to be involved at each stage. The Participation Statement within the Development Plan Scheme reinforces Angus Council's commitment to developing effective engagement with communities. Angus Council has always taken a positive approach to development plan consultation. By encouraging consultation and engagement at various stages in the Local Development Plan process, Angus Council seeks to ensure that those with an interest in the future of Angus have an opportunity to contribute their views before decisions are taken. The Participation Statement details the principles of community engagement undertaken for the Local Development Plan, who would be involved/consulted, at what stage this would take place and what approaches would be used.

In implementing the Consultation Strategy, Angus Council has sought to involve a wide range of groups and organisations including:

- Angus Community Councils;
- Angus Community Planning Partnerships;
- Other Community Groups;
- Public sector groups (including Key Agencies<sup>1</sup>, Local and National statutory and non-statutory bodies; adjoining local authorities and the Cairngorms National Park Authority)
- Private sector groups/organisations; and
- Members of the community/public.

<sup>1</sup>The Town and Country Planning (Development Planning)(Scotland) Regulations 2008 defines Key Agencies as: Scottish Natural Heritage, Scottish Environment Protection Agency, Scottish Water, Scottish Enterprise (only in its area of jurisdiction), Regional Transport Partnerships (only in relevant areas of jurisdiction), Crofters Commission (only in Crofting Counties) and Health Boards. Whilst legislation does not specify them individually, Circular 6/2013 sets out that the

*following bodies should have the same level of involvement in the development plan process: Historic Scotland, Transport Scotland, Forestry Commission and Marine Scotland.*

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## 2. Approach to Consultation at Key Stages in Preparation of the Angus Local Development Plan:

### **Awareness Raising and Initial Consultation (5 November 2010 – 23 December 2010):**

To help inform the Angus Local Development Plan Main Issues Report an Awareness Raising and Initial Consultation exercise was undertaken between 5 November and 23 December 2010. In addition to making information and a two part questionnaire available on the Council's web site, around 550 national and local organisations, agents, community groups (including community councils) and interested individuals (on the local development plan mailing list) were contacted directly by letter or e-mail and invited to submit views on what people considered to be the most important land use planning issues and constraints affecting Angus over the next 5 – 10 years. In addition, the Council invited suggestions on potential sites to meet the future development needs of Angus.

Key public agencies were involved in the preparation of the Angus Main Issues Report including Scottish Natural Heritage, SEPA, Historic Scotland, Scottish Water, Transport Scotland, TACTRAN, Scottish Enterprise, NHS Tayside, Architecture + Design Scotland as well as other Services within the Council, TAYplan Strategic Development Plan Authority and neighbouring Council's. As part of this exercise Angus Council held a Key Agency Meeting on 7 October 2010 attended by SNH, SEPA, Scottish Water, Scottish Enterprise, Historic Scotland, TACTRAN, Transport Scotland and Architecture + Design Scotland).

A total of 190 responses were received to the Awareness Raising and Initial Consultation exercise with the vast majority of respondents using the on-line questionnaire. More than 75% of all responses related to the submission of potential sites by developers, landowners, agents and members of the public. An overview of the consultation exercise was reported to the Infrastructure Services Committee on 1 March 2011. ([Report 170/11](#) Angus Local Development Plan - Response from Initial Consultation and Key Agency Engagement refers).

### **Main Issues Report Stage (2 November 2012 – 4 January 2013):**

The Infrastructure Services Committee at their meeting of 9 October 2012 agreed to publish the Angus Local Development Plan Main Issues Report, draft Environmental Report, Topic Papers Nos. 1 – 6 and the Angus Local Plan Review Monitoring Statement ([Report 582/12](#) refers). The documents were formally published on 2 November 2012 with the period for consultation extending through to 4 January 2013. Although the formal consultation period commenced in early November, information on all the documents had been made publicly available through the Council's website (committee report documentation), since early October 2012.

Copies of the Main Issues Report, draft Environmental Report and range of supporting documents were available to view and download from the Council's website: [www.angus.gov.uk/ldpmainissuesreport](http://www.angus.gov.uk/ldpmainissuesreport) . This included pdf versions of the documents, an interactive On-Line Local Development Plan (OLDP) version of the Main Issues Report and Environmental Report and a questionnaire (setting out 48 questions covering the key subject matters for the Local Development Plan). The published documents could also be viewed in all Angus Council Libraries; Mobile Libraries; ACCESS offices; and Council Offices at County Buildings and Angus House, Forfar. In addition, a newsletter on the Main Issues Report, which highlighted the preferred spatial strategy and key issues; and provided background information on the timetable, consultation

events and how to comment on the document, was also made available at Libraries, ACCESS offices and on the Council's website.

A letter/e-mail of notification of publication was issued to nearly 700 consultees, companies, agents and members of the public on the Council's local plan mailing list and a formal public notice placed in the Dundee Courier (2 November 2012). This gave information on how to access the published documents, the consultation period and how to respond. Posters giving similar information were placed in shops and notice boards in the rural service centres.

#### Participation Events

Throughout the consultation period, a weekly static library exhibition was displayed in the public libraries (two libraries at a time) to tie in with the Local Community Planning Partnership information events in the towns. In total, the exhibition was in place for at least two weeks in each of the town libraries, with a planning officer attending each Monday from 11.00am to 2pm to answer questions on the Main Issues Report process and on the issues and options affecting the relevant town. The events at the public libraries were also advertised on a weekly basis using the Council's Twitter and Facebook pages.

Some 192 responses (up to 20 February 2013) were received to the Main Issues Report (187) and draft Environmental Report (5); most were submitted within the consultation period although 19 (all Main Issues Report responses) were received after the 4 January 2013 closing date.

The Main Issues Report set out 48 questions covering the key subject matters for the Local Development Plan such as the spatial strategy, housing and climate change (19 questions) and development options for the seven towns and four rural service centres (29 questions). Circa 870 individual comments were received in connection with the Main Issues Report. There was limited response to the questionnaire; with the majority of responses being stand-alone submissions on the general main issues identified as well as promoting specific sites around towns, villages and in the open countryside. A number of respondents did however choose to answer questions from the questionnaire within the covering letters to their more detailed site specific submissions.

In terms of the effectiveness of other consultation arrangements, the Council's web page had some 2036 'hits' and proved to be a good way of disseminating information. The manned participation events at the public libraries were not so effective with very limited public interest; although exhibitions at Arbroath and Monifieth were reasonably well attended. The events at the public libraries were also advertised on a weekly basis using the Council's Twitter and Facebook pages and this approach was well received by members of the public attending the events.

In addition to the above there were several articles in both the Dundee Courier and local town based newspapers. The Dundee Courier in particular ran a series of nine articles focussing on the purpose of the Main Issues Report, the issues and opportunities in each of the seven towns and the Rural Service Centres of Edzell, Friockheim, Letham and Newtyle. These assisted in publicising the MIR consultation exercise (Further details available in Appendix 2).

#### **Proposed Angus Local Development Plan and Formal Representation Stage (27 February – 30 April 2015)**

At their meeting of the 11 December 2014, Angus Council approved the Proposed Angus Local Development Plan, and agreed to its publication for a nine week period of representation. The

Council also approved the draft Environmental Report and Transport Appraisal and agreed to their publication alongside the Proposed Angus Local Development Plan ([Report 501/14](#) refers).

The Development and Enterprise Committee at their meeting of 20 January 2015 agreed the Draft Action Programme, Consultation Statement, Equalities Impact Statement, Strategic Flood Risk Assessment and Draft Habitats Regulations Appraisal Record to be published as supporting documents to the Proposed Angus Local Development Plan ([Report 33/15](#) refers).

The Local Development Plan documents were formally published on 27 February 2015 with a 9 week period for representation extending to 30 April 2015. Copies of the Proposed Plan, Environmental Report, Draft Action Programme and range of supporting documents were available to view and download from the Council's website: [www.angus.gov.uk/ldpconsult](http://www.angus.gov.uk/ldpconsult). This included pdf versions of the documents, an interactive On-Line Local Development Plan (OLDP) version of the Proposed Plan and an interactive comments form. The published documents were also available for inspection at all Angus Council Libraries, ACCESS Offices, and at the Council's offices at County Buildings and Angus House, Forfar. In addition printed copies could be purchased on request with CD versions available free of charge.

A number of key agencies, including the Scottish Government, SEPA and SNH, and all Angus Community Councils were consulted directly on the Proposed Plan with consultation packs provided. In addition, notification of the publication of the Proposed Plan documents was issued by letter and e-mail to around 750 consultees, including landowners, developers, agents and members of the public. Owners, lessees or occupiers of any premises on a site, or on land neighbouring a site proposed for development in the Proposed Plan were notified as were respondents to the Main Issues Report as required by the Town & Country Planning (Development Planning) (Scotland) Regulations 2008 and Circular 1/2009: Development Planning. Around 2030 Notification letters were issued to neighbours of sites allocated in the Proposed Angus LDP. Those sites with planning permission and/or under construction were not subject to the Neighbour Notification process.

Statutory Public Notices were placed in the Dundee Courier on 27 February and 6 March 2015. This provided details of how to access the Proposed ALDP and supporting documents, the period for representation and how to submit a representation. In addition, following the success during the Main Issues Report consultation, this information was also made available using the Council's Twitter and Facebook pages throughout the period of representation.

During the Angus Community Council Biannual Meeting (hosted by Angus Council) the development plan team offered to attend Community Council meetings to discuss the Proposed Plan in more detail if required. As a result of this offer, the Development Plan Team attended a meeting with Inveresk Community Council and a separate meeting with residents of Arbirlot.

Development Plan Officers also responded to a high volume of enquiries, including telephone calls, during the period of representation on the Plan. In addition, individual requests for meetings were accepted throughout this period. A number of meetings were held, principally with members of the public. These meetings helped individuals interpret the Proposed Plan documents and understand the different ways on how to respond. Officers from the Development Plan team received positive feedback from members of the public regarding the flexibility on how meetings were arranged and also regarding their helpfulness to understand the implication of the Proposed Plan.

Some 170 submissions were received to the Proposed ALDP, Environmental Report and Draft Action Programme by the end of the advertised period for representation.

In line with good practice and the procedure adopted at the Main Issues Report stage, Angus Council at their meeting on 14 May 2015 agreed to accept late representations to the Proposed Plan up to 29 May 2015 ([Report 198/15](#) refers). This report also provided an update on the period of representation. All representations and supporting material were subsequently made publicly available on the Council's website.

Following conclusion of the period of representation the Development Plan team met with SEPA in order to clarify and in some cases resolve their representations in advance of preparing the Schedule 4s. The option of a meeting was open to other individuals / organisations if they in conjunction with the Council thought it was going to be useful to either clarify or resolve representations. No meeting requests were received.

### 3. Conclusions:

As set out above and detailed in Appendices 1 & 2, the Council has conducted consultation at key stages in the preparation of the Angus Local Development Plan in accordance with the commitments made in the Angus Development Plan Scheme and has met the statutory requirements set out in legislation.

**Appendix 1: Angus Local Development Plan Consultation and Engagement Activity**

Stages/Purpose	Approaches Undertaken
<b>Awareness Raising and Initial Consultation (5 November 2010 – 23 December 2010):</b>	
<p>Set out the general terms of the process that lies ahead and identify those groups interested in the Local Development Plan process.</p> <p>Prepare an information leaflet for the Local Development Plan process which will be available on the web site and all Council libraries, ACCESS offices; and main Council Offices.</p>	<ul style="list-style-type: none"> <li>• Reviewed and updated the Local Plan mailing list.</li> <li>• Updated the Development Plan pages on the Angus Council website to signal commencement of the preparation of the first Angus Local development Plan which when adopted would replace the current Angus Local Plan review (adopted February 2009).</li> <li>• Prepared and published the first edition of the Angus Local Development Plan Newsletter which was made available at all Public Libraries and Access Offices and Council offices at Angus House and County Buildings, Forfar, and Bruce House, Arbroath. The Newsletter was available to view or download from the Angus Council website or was available on request.</li> <li>• Arranged and held a <b>Key Agency Meeting</b> on 7 October 2010, with representatives of: <ul style="list-style-type: none"> <li>○ <b>Scottish Natural Heritage</b></li> <li>○ <b>SEPA</b></li> <li>○ <b>Historic Scotland</b></li> <li>○ <b>Transport Scotland</b></li> <li>○ <b>Scottish Water</b></li> <li>○ <b>Scottish Enterprise</b></li> <li>○ <b>Architecture + Design Scotland</b></li> <li>○ <b>TACTRAN</b></li> </ul> </li> <li>• Consultation exercise, conducted between 5 November and 23 December 2010 sought views on what people considered to be the most important land use planning issues and constraints affecting Angus over the next 5 – 10 years. In addition the Council invited suggestions on potential sites to meet the future development needs of Angus. The consultation provided an early insight into areas of public interest and was used to inform the preparation of the Main Issues Report which was the first main stage in the Angus LDP process.</li> <li>• Made direct contact by letter or e-mail to around 550, bodies, including <b>Angus Councillors</b> and <b>Chief Officers, Key agencies, local community groups</b> (including <b>Community Councils</b>), <b>local and national statutory and non-statutory agencies, private sector organisations</b> and <b>members of the public</b>.</li> <li>• Initial web based consultation undertaken via a two part on-line questionnaire prepared and made available through the Council's website: <ul style="list-style-type: none"> <li>○ Part 1 – Identification of Land Use Planning Issues</li> <li>○ Part 2 – Development Site Proposal Form</li> </ul> </li> </ul>



<p><b>Main Issues Report Stage (2 November 2012 – 4 January 2013)</b></p>	
<p>Seek the views of organisations and individuals on the content of the published Main Issues Report.</p> <p>Opportunity to submit representations on the development options for Angus, including the preferred development approach of Angus Council.</p>	<ul style="list-style-type: none"> <li>• Main Issues Report, Draft Environmental Report and six supporting Background Topic Papers published for consultation between 2 November 2012 and 4 January 2013.</li> <li>• Statutory Adverts for the ALDP main Issues Report and the Draft Environmental Report were inserted in the Dundee Courier of 2 November 2012.</li> <li>• Posters detailing the publication of the MIR documents, where and how they could be viewed, details of planned consultation events and how representations could be submitted were distributed across Angus, including using local shops and community notice boards.</li> <li>• The Development Plan mailing List was further reviewed and updated to take account of responses to the Initial Awareness Raising Exercise. Letters and e-mails notifying the publication and availability of the MIR and associated documents were sent out to arrive before commencement of the formal period for representation. These also detailed how and where the documents could be viewed and how representations could be submitted. Letters or emails were sent to <b>local and national statutory and non-statutory agencies, private sector organisations, members of the public and respondents to the Initial Awareness Raising Exercise.</b></li> <li>• Consultation Copies of the LDP consultation Pack were made available for inspection at Public Libraries and ACCESS Offices across Angus and at the Council’s offices at County Buildings and Angus House, Forfar. Electronic copies of all documents were available on the Angus Council website, including pdf, online interactive (OLDP) versions and a survey monkey designed questionnaire. In addition hard copies of the documents were available to purchase with a CD version available free of charge on request.</li> <li>• Consultation packs were sent to range of <b>Key Agencies, Statutory Consultees and Community Organisations</b>, including all <b>active/constituted Community Councils.</b></li> <li>• Staff from the Development Plan Team organised information events for <b>Angus Councillors and Chief Officers.</b></li> <li>• A Newsletter was prepared and published alongside the Angus LDP Main Issues Report and Environmental Report in November 2013. The newsletter contained information on the MIR including the main issues it addressed and the preferred Spatial Strategy for the LDP. Details of consultation events (Library Exhibitions and Community</li> </ul>

	<p>Planning Partnership Meetings) and how to make comment were included. The newsletter was distributed to <b>Community Councils</b> and a range of <b>statutory consultees</b> , <b>Key Agencies</b> and <b>local interest groups</b>, including <b>Community Councils</b>, were consulted directly and copies of the MIR Newsletter made available at all Council Libraries and ACCESS Offices and other Council Offices. In addition the document was made available to view or download on the Angus Council website.</p> <ul style="list-style-type: none"> <li>• Library Exhibitions were held in the main towns including manned drop in Sessions. These sessions were advertised using the Council's <b>Twitter</b> and <b>Facebook</b> pages.</li> <li>• Staff from the Development Plan Team attended a number of <b>Community Planning Partnership</b> and <b>Community Council Meetings</b>.</li> <li>• Representations on the Main Issues Report and Draft Environmental Report could be submitted using an online questionnaire, via the OLDP portal, by e-mail and attachment or in writing.</li> </ul>
<p><b>Proposed Angus Local Development Plan and Formal Representation Stage (27 February – 30 April 2015)</b></p>	
<p>Take account of early stakeholder engagement and consultation on the Main Issues Report to prepare and publish Proposed Plan.</p> <p>The Proposed Plan set out the Council's preferred policies and proposals and was the main opportunity for formal representation.</p> <p>A revised Environmental Statement was published alongside the Proposed Plan along with a Habitats Regulations Appraisal.</p>	<ul style="list-style-type: none"> <li>• Proposed Angus LDP, Revised Environmental Report and Draft Action Programme published for consultation for 9 week between 27 February 2015 and 30 April January 2015.</li> <li>• Statutory Advert for the Proposed Angus LDP and Environmental Report were inserted in the Dundee Courier of 27 February and 6 March 2015.</li> <li>• The Development Plan Mailing List was further reviewed and updated to take account of responses to the ALDP Main Issues Report and Draft Environmental Strategy. Letters and e-mails notifying the publication and availability of the proposed ALDP and associated documents were sent out to arrive before commencement of the formal period for representation. These also detailed how and where the documents could be viewed and how representations could be submitted. These were sent to <b>local and national statutory and non-statutory agencies, private sector organisations and members of the public</b>.</li> <li>• Consultation Copies of the LDP consultation Pack were made available for inspection at Public Libraries and ACCESS Offices across Angus and at Planning Reception, County Buildings and Angus House Reception, Forfar. Electronic copies of all documents were available on the Angus Council website, including pdf, online interactive (OLDP) versions and an interactive comments form. In addition hard copies of the documents were available to purchase and a CD version was available free of charge on request.</li> <li>• In accordance with the Town &amp; Country Planning (Development Planning) (Scotland) Regulations 2008 and Circular 1/2009: Development Planning, planning authorities are required to notify the</li> </ul>

	<p>owners, lessees or occupiers of land neighbouring (i.e. within 20 metres of) sites which the proposed plan specifically proposes to be developed and which would have a significant effect on the use and amenity of the neighbouring land. 2030 Notification letters were issued to neighbours of sites allocated in the Proposed Angus LDP. Those sites with planning permission and/or under construction were not subject to the Neighbour Notification process.</p> <ul style="list-style-type: none"> <li>• In addition, the Town &amp; Country Planning (Development Planning) (Scotland) Regulations 2008 and Circular 1/2009: Development Planning requires planning authorities to notify all respondents to the Main Issues Report. Notification letters and emails were issued to all <b>respondents to the Development Plan process to date, including the MIR and Initial Awareness Raising Exercise.</b></li> <li>• Consultation packs were sent to arrange of <b>Key Agencies, Statutory Consultees and Community Organisations, including all active/constituted Community Councils.</b></li> <li>• Staff from the Development Plan Team attended community meetings in Edzell (<b>Inveresk Community Council</b>) and Arbirlot (<b>Residents Association</b>).</li> <li>• Staff from the Development Plan Team organised information events for <b>Angus Councillors.</b></li> <li>• Representations on the Proposed Angus LDP Revised Environmental Report and Draft Action Programme could be submitted using an online questionnaire, via the OLDP portal, by e-mail and attachment or in writing.</li> </ul>
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**Appendix 2: Statutory Adverts, Newsletters & Posters**

**Initial Awareness Raising Exercise (5 November 2010 – 23 December 2010):**

Newsletter



# Angus Local Development Plan | NEWS

Edition 1 November 2010






## Welcome to the first edition of the Angus Local Development Plan Newsletter.

The aim of the newsletter is to provide regular updates on the progress of the plan preparation, upcoming consultation events and other useful information regarding the local development plan process in Angus.

### Strategic Development Plan (SDP)

The Angus area forms part of a larger Strategic Development Plan area which also includes Dundee, Perth & Kinross and North Fife. It does not however include the Cairngorm National Park area which is covered by separate planning guidance.

Following publication and consultation on a Main Issues Report in April 2010, the preparation of the Strategic Development Plan - TAYplan - is well under way and a Proposed Plan for the TAYplan area is expected to be published in May 2011. Further information on TAYplan is available at [www.tayplan-sdpa.gov.uk](http://www.tayplan-sdpa.gov.uk)

### Angus Local Development Plan (LDP)

Angus Council is responsible for the preparation of the Angus Local Development Plan (LDP) which will deal with the full breadth of the authority's land use planning policy for at least 10 years ahead whilst reflecting the spatial strategy and strategic planning guidance established by the TAYplan SDP.

An important and integral part of the development planning process is Strategic Environmental Assessment (SEA) of the Plan. The purpose of SEA is to provide a high level of protection for the environment by ensuring that environmental issues are considered alongside economic and social issues. This is achieved by systematically assessing the potential environmental effects of the Local Development Plan and recording the results in an Environmental Report. This process involves close liaison with Scottish Natural Heritage, SEPA and Historic Scotland. The Draft Environmental Report will be published alongside the Main Issues Report and Angus Local Plan Review Monitoring Statement.

The main stages and key dates associated with preparing the Angus LDP and associated Strategic Environmental Assessment are set out in the Angus Development Plan Scheme. This can be viewed on the Council's website at [www.angus.gov.uk/localplan/AngusDevelopmentPlanScheme.pdf](http://www.angus.gov.uk/localplan/AngusDevelopmentPlanScheme.pdf)



**Existing Development Planning in Angus**

By way of background, at present the development plan policy context in Angus is provided at the strategic level by the Dundee and Angus Structure Plan (Approved 2002) and at the local level by a combination of the Angus Local Plan Review (Adopted 2009), the Cairngorms National Park Local Plan (October 2010) and a wide range of supplementary planning guidance. Within Angus the National Park Plan covers the upper parts of Glen Isla, Prosen, Clova, Lethnot and Esk. Over the coming years these existing planning documents will be replaced by a Strategic Development Plan (SDP) and Local Development Plans (LDP) as set out in The Planning etc. (Scotland) Act 2006.

Details of all the changes associated with modernising the Scottish Planning System are available on the government website at [www.scotland.gov.uk/planning](http://www.scotland.gov.uk/planning)

**Contact us?**

If you have any queries, please contact the Local Development Plan Team by:

Email: [localplan@angus.gov.uk](mailto:localplan@angus.gov.uk)  
 Tel: (01307) 473175 or write to:

Local Development Plan Team  
 Planning & Transport Division  
 Angus Council  
 County Buildings  
 Market Street  
 Forfar: DD8 3LG

## Where are we now?

### Initial Consultation and Identification of Issues

At this stage in the process we are seeking views on what people believe will be the most important land use planning issues and constraints affecting Angus over the next 5-10 years. We are also inviting suggestions on potential sites to meet the future development needs of Angus. This information will be used in the preparation of the Main Issues Report which is the next stage in the Angus LDP process.

It is recognised that issues will range from climate change at a global level and how this will impact on the future development of Angus down to detailed issues at a local community level.

To assist in the submission of comments on key issues and development sites, a questionnaire is available for completion online at

[www.angus.gov.uk/localdevelopmentplan](http://www.angus.gov.uk/localdevelopmentplan)  
Alternatively a paper copy can be completed and returned to the Local Development Plan Team.

Awareness of the range and location of viable and realistic sites available for various types of development will provide an important input when preparing the Main Issues Report. However detailed consideration and assessment of individual sites will not take place until the Proposed Plan stage once a preferred spatial strategy has been confirmed following consultation on the Main Issues Report.

The closing date for submitting sites or comments is **Thursday 23 December 2010**. Submissions received after this date may not be accepted or considered by the Council.

### Who will we consult?

During the months November - December 2010, we will seek to consult and involve a wide range of people, groups and organisations with an interest in the future of Angus including:

- Angus Community Councils;
- Angus Community Planning Partnerships;
- Other community groups;
- Voluntary and environmental organisations;
- Public sector groups (including key agencies Scottish Natural Heritage, SEPA, Scottish Water, NHS Tayside, Scottish Enterprise, Government Departments, adjoining local authorities);
- Private sector groups (including business, retail and housing interests, landowners, construction industry, planning and architectural practices);

### Key Stages of Angus LDP Process and Opportunities for Public Involvement

Stage	TAYplan Strategic Development Plan	Angus Local Development Plan	Public Consultation
<b>Initial Consultation and Identification of Issues</b>		<b>Oct – Dec 2010</b>	✓
Publication of Monitoring Statement, Main Issues Report (MIR) and Draft Environmental Report	April - June 2010	July 2011	✓
Publication of Proposed Plan, Action Programme, SEA Final Environmental Report, Habitats Regulations Appraisal, Equality Impact Assessment	May 2011	July 2012	✓
Submit Proposed Plan to Scottish Ministers	January 2012	May 2013	
Examination of Plan	Ongoing Summer 2012	Late 2013	
Approval/Adoption of Plan	April 2013 (Scottish Ministers)	Summer 2014 (Angus Council)	

- Members of the community/public; and
- Councillors and departments of Angus Council.

It is hoped that by encouraging consultation and engagement at appropriate stages, those with an interest in the future of the Angus area will have an opportunity to contribute views and opinions before decisions are taken.

### How will this be done?

The Council's web site [www.angus.gov.uk/localdevelopmentplan](http://www.angus.gov.uk/localdevelopmentplan) will be the main way in which information on the Local Development Plan progress is made publicly available. In addition the Council will consult via:

- Letter/email to all current contacts on the Local Development Plan Mailing List, including Community Councils and Local Community Planning Partnerships;
- Newsletter made available in Angus Council's Public Libraries, Access Offices and other public offices, including County Buildings & Angus House;
- Articles in the Angus Life publication;
- Online questionnaire;
- Other Press Releases as required; and
- Various meetings and workshops.

### Background Technical Work

At this stage in the process Planning & Transport staff are also involved in a range of background technical work which will provide key facts and identify recent changes in the Angus area including:

- Housing Land Audit (2010);
- Employment Land Audit;
- Town Centre Health Check & Monitoring;
- Angus Local Plan Review (2009) Policy Monitoring Work;
- Minerals Audit;
- Environmental Baseline Information (State of Environment Report);
- Open Space Audit & Strategy led by Neighbourhood Services;
- Housing Needs & Demand Assessment (HNDA) (in conjunction with Housing Division).

### What Happens Next?

Following receipt of comments on key issues and possible development sites the Development Plan Team will continue to work towards the next stage in the Angus LDP process. Submissions received together with ongoing technical work will help form the evidence base for the Main Issues Report, Strategic Environmental Assessment and Angus Local Plan Review Monitoring Statement.

These documents will be published and further public consultation will be undertaken to allow people to comment on key issues and development options.

Further details relating to this next stage in the Angus LDP process will follow in due course.

**Main Issues Report Stage (2 November 2012 – 4 January 2013):**

**Statutory Advert (2 November 2012)**

The Courier & Advertiser CLASSIFIEDS Friday, November 2, 2012 35

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**Notices**

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**Public Notices**

**PLANNING APPLICATIONS**

**TOWN AND COUNTRY PLANNING (SCOTLAND) ACT 1997**  
**ANGUS LOCAL DEVELOPMENT PLAN**  
**MAIN ISSUES REPORT**

Angus Council has prepared a Main Issues Report for the Angus Local Development Plan covering all of Angus with the exception of the part that lies within the Cairngorms National Park.

The Main Issues Report (MIR) is a key stage in determining the planning policy and guidance that will be included in the Council's Local Development Plan. The MIR is not a draft plan but is designed to seek views on which policy and development options should be included in the Local Development Plan to guide future development in Angus over the period to 2024.

Copies of the Main Issues Report, accompanying Environmental Report and supporting background papers are available for inspection on the Council's website at: [www.angus.gov.uk/dpmainissuesreport/](http://www.angus.gov.uk/dpmainissuesreport/) or can be viewed during normal opening hours at:

- Planning Reception, County Buildings, Market Street, Forfar;
- Angus House Reception, Orchardbank Business Park, Forfar; and
- All ACCESS Offices and Public Libraries in Angus.

Printed copies of the Main Issues Report and Environmental Report can be purchased for £20 & £10 respectively from Planning & Transport, Angus Council, County Buildings, Market Street, Forfar. Alternatively the documents are available on CD free of charge.

Representations on the Main Issues Report or Environmental Report should be made online via [www.angus.gov.uk/dpmainissuesreport/](http://www.angus.gov.uk/dpmainissuesreport/) or alternatively in writing submitted by e-mail to [localplan@angus.gov.uk](mailto:localplan@angus.gov.uk) or by post to Planning & Transport, Angus Council, County Buildings, Market Street, Forfar, DD8 3LG.

Further information on the Main Issues Report, Environmental Report and consultation arrangements can be obtained by visiting the webpage, calling 01307 473175 or by e-mail to [localplan@angus.gov.uk](mailto:localplan@angus.gov.uk).

The closing date for representations is 5.00pm on Friday 4 January 2013.

**ANGUS LOCAL DEVELOPMENT PLAN**  
**MAIN ISSUES REPORT**  
**ENVIRONMENTAL ASSESSMENT (SCOTLAND) ACT 2005**  
**ENVIRONMENTAL REPORT CONSULTATION NOTICE UNDER SECTION 16(2)**

Angus Council, in accordance with Section 14(1) of the Act, has prepared an Environmental Report in conjunction with the Angus Local Development Plan Main Issues Report.

The Environmental Report identifies, describes and evaluates the significant environmental effects that are likely to result from the implementation of the Main Issues Report preferred options and any reasonable alternatives.

Consultation on the SEA Environmental Report and the Main Issues Report is open to everyone and Angus Council welcomes any comments.

Where can I obtain a copy of the LDP Main Issues Report and Environmental Report?

A copy of the Main Issues Report and accompanying Environmental Report are available on the Council's website at [www.angus.gov.uk/dpmainissuesreport/](http://www.angus.gov.uk/dpmainissuesreport/) or can be viewed during normal opening hours at:

- Planning Reception, County Buildings, Market Street, Forfar;
- Angus House Reception, Orchardbank Business Park, Forfar; and
- All ACCESS Offices and Public Libraries in Angus.

Printed copies of the Main Issues Report and Environmental Report can be purchased for £20 & £10 respectively from Planning & Transport, Angus Council, County Buildings, Market Street, Forfar. Alternatively the documents are available on CD free of charge.

How can I comment on the Environmental Report and LDP Main Issues Report?

Representations on the Main Issues Report or Environmental Report should be made online via [www.angus.gov.uk/dpmainissuesreport/](http://www.angus.gov.uk/dpmainissuesreport/) or alternatively in writing submitted by e-mail to [localplan@angus.gov.uk](mailto:localplan@angus.gov.uk) or by post to Planning & Transport, Angus Council, County Buildings, Market Street, Forfar, DD8 3LG.

Further information on the Main Issues Report, Environmental Report and consultation arrangements can be obtained by visiting the webpage, calling 01307 473175 or by e-mail to [localplan@angus.gov.uk](mailto:localplan@angus.gov.uk).

The closing date for representations is 5.00pm on Friday 4 January 2013.

**TOWN AND COUNTRY PLANNING (SCOTLAND) ACT 1997 (AS AMENDED)**  
**PLANNING (LISTED BUILDINGS & CONSERVATION AREAS) (SCOTLAND) ACT 1997 (AS AMENDED)**

Applications for permission and/or consents under the above legislation as listed below together with the plans and other documents submitted with them may be examined at County Buildings, Market Street, Forfar.

**Public Notices**

**FIFE COUNCIL**  
**CIVIC GOVERNMENT (SCOTLAND)**  
**ACT 1982**  
**FARE SCALE FOR TAXIS AND**  
**PRIVATE HIRE CARS FITTED WITH**  
**A TAXI METER**

NOTICE IS HEREBY GIVEN in terms of Sections 17 and 18(9) of the above Act that Fife Council has fixed the following Fare Scale for Taxis and Private Hire Cars fitted with taxi meters.

The effective date will be November 12, 2012.

**PLEASE NOTE THAT THERE HAS BEEN NO CHANGE MADE TO THE EXISTING FARES.**

(i) Stage 1

For hirings begun between 6 a.m. and 10 p.m. if the distance does not exceed 1270 yards (1181 metres) - for the whole distance	£3.00
If the distance exceeds 1270 yards - for the first 1270 yards	£3.00
For each additional 185 yards (169 metres) or uncompleted part thereof	20p

Stage 2

For hirings begun between 10 p.m. and 6 a.m. or where the hire extends beyond the boundary of Fife. First 1270 yards	£3.75
Subsequent yardage, plus 25% on Stage 1 rate	

(ii) Waiting Time

Each period of 48 seconds	20p (i.e. £15 per hour)
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(iii) Extra Charges

(a) Christmas/New Year - for hirings between 6 a.m. and 8 p.m. on December 25 and January 1, and between 6 a.m. and 10 p.m. on December 26, and January 2	Plus 50% on Stage 1 rate
for hirings between 8 p.m. and 6 a.m. on December 24, 25 and 31 and January 1	Plus 50% on stage 2 rate
(b) Excess Load - Excess or abnormal luggage or load	Maximum charge £5
(c) Sailing Charge	Anyone sailing a taxi is liable to a £40 charge

The approved scale of fares are deemed by the Customs and Excise to be V.A.T. inclusive for the purposes of V.A.T. registered taxi operators.

**MICHAEL ENSTON, Executive Director,**  
**Corporate Services, Fife House, Glenrothes.**

**Public Notices**

**TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE) (SCOTLAND) REGULATIONS 2008**

Notice under regulation 7(2)(b) Pre-application consultation by I & H Brown NC Ltd.

Proposed development at North Caillachar, by Aberfeldy, Perthshire, PH15, for planning permission of a 7 turbine wind farm, with a tip height of up to 110m and an installed capacity of up to 21MW.

Two public consultation events will be held at the following locations:

Amulree Village Hall, Amulree, Dunkeld, PH8 0EF on Tuesday, 13 November 2012, between the hours of 3 p.m. - 7 p.m.

Aberfeldy Town Hall, Crieff Road, Aberfeldy, Perthshire, PH15 2EB, on Thursday, 15 November 2012, between the hours of 3.30 p.m. - 7.30 p.m.

Further information may be obtained from the applicants agent Craig Wallace of Jones Lang LaSalle, at 7 Exchange Crescent, Conference Square, Edinburgh, EH3 8LL, and on 0131 225 8344.

Persons wishing to make comments on the proposal may do so at the above event and/or in writing by 29 November 2012, to Craig Wallace, 7 Exchange Crescent, Conference Square, Edinburgh, EH3 8LL, or by email to: [craig.wallace@ejll.com](mailto:craig.wallace@ejll.com) or by fax on 0131 225 2147.

This notice does not relate to a planning application. Comments should not be made to Perth and Kinross Council. Any comments made to the prospective applicant are not representations to the planning authority. If a planning application is subsequently submitted to Perth and Kinross Council, normal neighbour notification and publicity will be undertaken at that time and you will have the opportunity to make formal representations regarding the proposal at that time.

**Public Notices**

**TAYCHREGGAN HOTEL AND RESTAURANT LIMITED**

NOTICE IS HEREBY GIVEN, That on October 24, 2012, a petition was presented to the Sheriff at Dundee by TAYCHREGGAN HOTEL AND RESTAURANT LIMITED, having their Registered Office in SPRINGBANK, 4 HILL STREET, DUNDEE, DD5 2JL ("THE COMPANY") craving the Court, inter alia that the Company be wound up by the Court and that an interim Liquidator be appointed, in which Petition the Sheriff at Dundee by Interlocutor dated October 24, 2012, appointed all persons having an interest to lodge Answers in the hands of the Sheriff Clerk, Dundee, within 8 days after intimation, advertisement of service of all of which notice is hereby given.

ALASDAIR I. TAYLOR, Solicitor,  
 RSB macdonald,  
 4 Whitehall Street,  
 DUNDEE.

Agent for the Petitioners.

**Agriculture**


**THE FORFAR MART**  
 (Part of the Lawrie & Symington Group).

**TOMORROW (Saturday), November 3, 2012.**  
**ANNUAL SHOW AND SALE OF 600 SPRING BORN SUCKLED CALVES and STORE CATTLE.**  
**SHOW for the BEST PEN of 4 SPRING BORN CALVES.**  
 (Born from January 1, 2012, onwards).  
 (Sponsored by Pilzar Ltd).  
 All as Previously Advertised and including: 12 Aberdeen Angus Cross Cows, due February onwards, to A.A. Bull.  
 Show at 9.30 a.m.  
 Sale to commence with breeding cattle at 10.30 a.m.

**SATURDAY, November 24, 2012.**  
**COLLECTIVE MACHINERY SALE.**  
 Sale to include the major reduction sale of Combines, Tractors and Machinery on behalf of Gavin Millar Contractor, Falkland Estate, etc.

**Special Occasions**

**JORDAN'S**  
 21 21



Happy birthday Jordan,  
 From Gran and Grandad,  
 Auntie Helen, Auntie Vicki and cousin Sandra

Newsletter

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# Angus Local Development Plan | NEWS

Edition 2 November 2012

## Main Issues Report and Environmental Report published for consultation

This provides an early opportunity to inform and shape the strategy and content of the Angus Local Development Plan.



### What is a Main Issues Report

The Main Issues Report sets out what Angus Council believes are the most important issues for the future development of land in Angus.

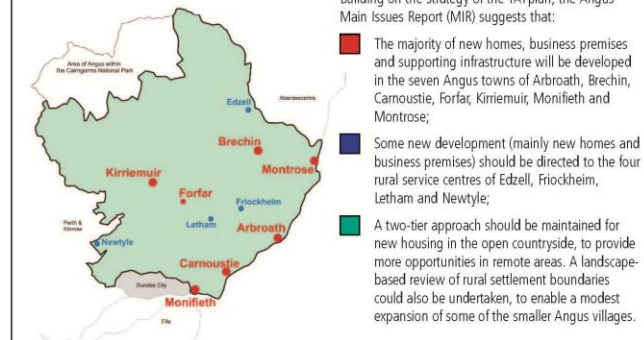
It sets out a strategy and vision for the area and identifies where development should and should not go. The main purpose of the MIR is to stimulate discussion about how Angus should develop over the next 20 years. This is supported by a number of other technical documents which have been used to identify issues to be included in the MIR and will form the evidence base for the Proposed Plan. These can be viewed at [www.angus.gov.uk/ldpmainissuesreport/](http://www.angus.gov.uk/ldpmainissuesreport/)

The MIR puts forward for consultation purposes preferred and reasonable alternative options for directions of growth in the seven towns (Arbroath, Brechin, Carnoustie, Forfar, Kirriemuir, Monifieth and Montrose) and four rural service centres (Edzell, Frickheim, Letham and Newtyle).

The **Environmental Report** that accompanies the MIR details the Strategic Environmental Assessment that has been undertaken in relation to the MIR and indicates the likely significant effects that the MIR may have on the environment.

### What's in the Main Issues Report (MIR)? Where should new development take place?

#### Preferred Local Development Plan Spatial Strategy



#### Options

A number of reasonable alternatives to the preferred spatial strategy are explored in the Main Issues Report. For each of the seven towns and four rural service centres, more detailed issues and development options are also presented in the Main Issues Report.

#### What are the Main Issues for new development?

In addition to continuing with some of the policies and strategy of the current local plan, there are a number of Main Issues facing the Angus area which may require new land-use policy or guidance. These have been identified from earlier consultation exercises and background technical work for the MIR.

Eight Main Issues have been identified. These are:

- Main Issue 1:** Housing Land
- Main Issue 2:** Affordable Housing
- Main Issue 3:** Development Location
- Main Issue 4:** Reducing greenhouse gas emissions
- Main Issue 5:** Renewable energy
- Main Issue 6:** Flood risk and erosion
- Main Issue 7:** Sustainable prosperity
- Main Issue 8:** Developing high quality places



## Strategic Development Plan Update - TAYplan Approved



The Strategic Development Plan TAYplan was approved by Scottish Ministers in June 2012. TAYplan (2012-2032) replaces the previous Dundee and Angus Structure Plan (2001) and now together with the Angus Local Plan Review (2009), forms the current development plan for Angus. TAYplan provides the strategic framework for Angus Council in preparing the new Angus Local Development Plan.

## Angus Development Plan (LDP) - What has happened so far?

### Initial Consultation and Awareness Raising Exercise

Over 200 responses were received to the initial consultation Exercise from Community Councils, Key Agencies, Landowners, Developers, Agents and Members of the Public with the vast majority using the online questionnaire. Issues identified for consideration by the Angus LDP included Climate Change, Natural and Built Environment, Housing, Employment Land, Shopping, Accessible Development and Rural Development. A total of 179 sites across Angus were submitted by Developers, Landowners or Agents as potential development areas. These responses have been considered in preparation of Main Issues Report.

A summary of the responses received is available to view on the Councils website at [www.angus.gov.uk/localdevelopmentplan](http://www.angus.gov.uk/localdevelopmentplan)

## Where are we now

The key stages in the LDP process are set out below. Further details are set out in the Development Plan Scheme which is available to view at Council Offices, local libraries and online at [www.angus.gov.uk/localdevelopmentplan](http://www.angus.gov.uk/localdevelopmentplan)

Key Stages	Date	Complete
Initial Consultation Awareness Raising	December 2010	Yes
Publish and Consult on Main Issues Report and Draft Environmental Report	November 2012	
Publish and Consult on Proposed Plan and Action Programme	Summer 2013	No
Examination of Proposed Plan by Scottish Ministers	Summer 2014	No
Adoption of Angus LDP	Winter 2014	No

## What happens next

The consultation responses for the Main Issues Report will be considered in the preparation of the Proposed Plan. This document will include detailed policies and proposals and will set out the Council's view on what the final content of the Plan should be. The Proposed Plan is expected to be published in Summer 2013.

## HOW TO COMMENT

In the interest of administrative efficiency, the Council would prefer comments on the Main Issues Report and associated Environmental Report to be submitted online at [www.angus.gov.uk/ldpmainissuesreport/](http://www.angus.gov.uk/ldpmainissuesreport/)

Alternatively comments can be emailed to [localplan@angus.gov.uk](mailto:localplan@angus.gov.uk) or in writing to: Local Development Plan Team, Planning and Transport Division, Angus Council, County Buildings, Market Street, Forfar DD8 3LG

## Consultation events on the MIR

### Library Exhibitions

Display stands on the MIR will be placed in all the public libraries on the following dates:

Montrose/Forfar	5-12 Nov
Carnoustie/Monifieth	12-19 Nov
Brechin/Arbroath	19-26 Nov
Kirriemuir/Arbroath	26 Nov-3 Dec
Kirriemuir/Forfar	3-10 Dec
Carnoustie/Monifieth	10-17 Dec
Montrose/Brechin	17-31 Dec

Officers from the Development Plan Team will be in attendance at the library exhibitions every Monday from 11am-2 pm to answer questions.

Alternatively questions can be emailed to [localplan@angus.gov.uk](mailto:localplan@angus.gov.uk).

### Community Planning Partnership Meetings

Presentations to the Local Area Partnerships will take place during the consultation period at their programmed meetings on the following dates:

- Montrose Area Partnership Meeting  
5 November 2012
- Forfar Area Partnership Meeting  
7 November 2012
- Carnoustie Area Partnership Meeting  
13 November 2012
- Arbroath Area Partnership Meeting  
4 December 2012
- Brechin Area Partnership Meeting  
Date to be confirmed

Copies of the Main Issues Report, Environmental Report and supporting documents are available in all Angus Council libraries, Mobile library, ACCESS offices, and Council offices at County Buildings and Angus House, Forfar.

## How to contact us

If you have any queries, please contact the Local Development Plan Team by:

Email: [localplan@angus.gov.uk](mailto:localplan@angus.gov.uk)  
Tel: (01307) 473175

or write to:

Local Development Plan Team  
Planning & Transport Division  
Angus Council  
County Buildings  
Market Street  
Forfar  
DD8 3LG

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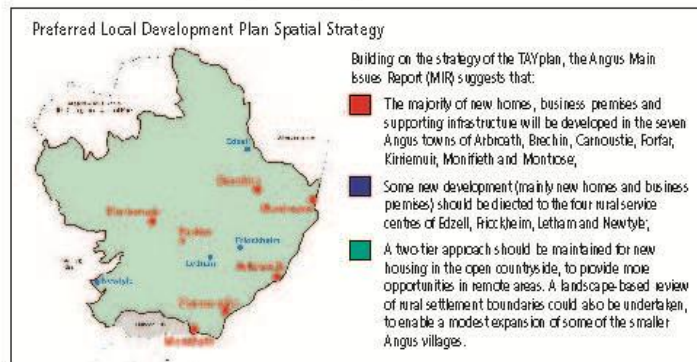
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Planning & Transport Division,  
Angus Council, County Buildings,  
Market Street, Forfar DD8 3LG

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# What's in the Main Issues Report (MIR)?

## Where should new development take place?



**Options**

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## Lawyer attacks planned changes to legal aid

A SCOTTISH Government plan to make solicitors collect legal aid fees from their clients in criminal cases will be "impossible" to carry out, a prominent lawyer has warned.

George Donnelly said Dundee Sheriff Court faced a "host of unrepresented people" in the dock, with lawyers reluctant to take on clients they suspected would not pay up.

The Edinburgh and Glasgow Bar Associations are considering

strike action over the proposed bill, a move Mr Donnelly said was being watched in Dundee "with great interest".

The reform would mean people with a disposable income of £68 a week or more would pay a financial contribution towards criminal legal aid, with solicitors having to collect the money themselves.

The Scottish Government said the bill would bring criminal legal aid in line with the civil system and save £3.9 million on



A new art exhibition in Kinblethmont Gallery, Arbroath, features work from artists Pat Donachie, Susan Winton, John Johnstone and William Philp. The display, entitled Drawing In, runs until November 18. Two of the early visitors admire the artwork. Picture: Jim Ratcliffe.

## College hits its carbon target ahead of schedule

ANGUS COLLEGE has achieved a 25% reduction in its CO2 emissions more than three years earlier than planned.

The college's carbon management plan was put in place in 2008 with the ambitious target of reducing CO2 emissions by 25% by 2015.

Key aspects of the plan have included new biomass boilers, roof insulation, window replacement and better lighting and heating controls, as well as an awareness raising campaign amongst staff and students encouraging them to switch off computers and lights.

Angus College principal, John Burt, said: "Staff and students, and in particular our estates team, have worked incredibly hard to make this happen ahead of schedule."

"These measures to date have saved £425,000 in actual energy costs – a very welcome contribution to our institutional sustainability goals."

## Fireworks display proves a great success

A COMMUNITY fireworks display has raised a total of £1,366 for its autumn festival efforts.

One of the organisers, Ian Watson, said the turnout of around 5,000 people was "a

# Land plans for 20 years

by Martin Dalziel

ANGUS COUNCIL has published the Main Issues Report (MIR) relating to the new local development plan for the area.

The document sets out what is regarded by the local authority as the main issues surrounding the blueprint for future land development in the county for the next 20 years. It has been published alongside an associated Strategic Environmental Assessment and Habitat Regulation Appraisal.

Angus residents are encouraged to make their views known to the local authority in response to the document.

The MIR deals with topics such as where land should be made available for new homes and businesses and the subsequent infrastructure that would be needed.

The report also deals with housing land supply, developing new affordable homes, the location of new development, reducing greenhouse gas emissions, renewable energy generation, the increased risk of flooding and erosion, the goal of sustainable

prosperity and developing high quality places.

The plans are designed to coincide with the aims of the TAY plan, the future development of all of Tayside.

The first issue raised in the report is how the council can provide a "generous supply" of housing land across Angus.

The report states: "Within the development boundaries of the Angus part of the Dundee core area, there are relatively few opportunities for new development. In simple terms, the land has largely been developed or is in active use as open space."

"Taking into account the relative lack of opportunities for development within this development boundary, the majority of new development (mainly new homes and business premises) will be directed to land within Arbroath, Forfar and Montrose."

"In the countryside and outwith our

principal settlements, the TAY plan offers an approach which balances the importance of sustaining the rural economy with the need to protect the countryside.

"A level of new housing and other appropriate development may be provided in the countryside and small settlements, but only where this meets specific local needs or supports regeneration of the local economy, whilst respecting other TAY plan objectives, such as locating most of our future development within the principal settlements."

*"The majority of new development will be directed to land within Arbroath, Forfar and Montrose."*

The second issue raised in the report asks how the council should provide for the development of new affordable homes.

The Angus Housing Need and Demand Assessment from February 2010 identified that at the time there was an outstanding requirement for affordable housing in all four Angus housing market areas and

estimated that there would be a shortfall in affordable housing in three out of four of those areas by 2018/19.

However, the report recognises that funding for affordable housing has become more difficult to obtain since the credit crunch and economic downturn and that the future of the economy may dictate the level of affordable housing provision.

The third issue raised in the report asks how the Angus Local Development Plan can influence the location of new developments with the aim of creating communities that are sustainable.

The report goes on to ask how the council can reduce greenhouse gas emissions and support all types of renewable energy development – including windfarms.

Consultation on the document will continue until January 5.

The report can be viewed online at [angus.gov.uk/ldpmainissuesreport](http://angus.gov.uk/ldpmainissuesreport) and the council has urged respondents to reply via the website or email. Details are also available from the website for postal replies.

[mdalziel@dc Thomson.co.uk](mailto:mdalziel@dc Thomson.co.uk)

# Business Park is focus of Brechin's development

IN THE second of a series of articles examining the Angus Main Issues Report, MARTIN DALZIEL turns his attention to Brechin and describes what the document sets out as the most important issues facing the town.

BRECHIN IS regarded as a Tier 3 settlement in the report, which defines the town as having the potential to play an important yet modest role in the regional economy and an area that will accommodate a small share of the region's development from 2012 to 2032.

The report describes how Brechin has benefited from recent townscape and heritage regeneration projects and that a continuation of such works is central to maintaining the appeal and life-line of the town.

The report states: "In recent years, regeneration schemes and the redevelopment of brownfield sites within Brechin have helped to improve the built environment of the town."

"This has resulted in the redevelopment of housing sites at Queens Park and Albert Street, and a new supermarket at Southesk Street."

"A range of properties within the town centre conservation area have also been improved through the Townscape Heritage Initiative and the Scottish



Government's Town Centre Regeneration Fund. However, a number of long-standing brownfield sites at Witchden Road, Scott Street and the former Andover Primary School have yet to be redeveloped."

The economic downturn has affected the rate of new development in Brechin and few new homes are likely to be built there within the next 12 years.

However, the report indicates recent interest in Brechin Business Park has drawn the focus of future development to that side of the town and suggests more employment land will have to be allocated.

Directing new development to western areas of Brechin has so far proved successful, and continuing this approach is regarded as the preferred option for the local authority.

The report states: "In western parts of the town, new housing development has

taken place at Bearehill and Rosehill, while employment land at Brechin Business Park has also been developed."

"This area of the town has previously been identified as the long-term direction of growth and substantial development opportunities remain at Dublon Farm for new housing."

"The options for new employment land are limited by the need to provide a site which has good access to the strategic road network, in order to make deliveries easier and to avoid conflicts with residential and tourist traffic."

"In the current economic climate, it is also important to minimise infrastructure costs, although this should not be at the expense of impacts on the local environment and on residential amenity."

"The one option that has the potential to meet all of these requirements would

–be an extension to the west of the Brechin Business Park.

"This option would maximise the use of existing infrastructure as it would allow the existing roads and services at Brechin Business Park to be extended, in order to serve new employment-related development."

"This area is not known to be at high risk of flooding and does not include or adjoin any sites that are designated for their natural or built heritage significance."

"As with the Brechin Business Park, this option has excellent links to the A90 trunk road, although it would not be easily accessible by active modes of transport from residential areas until new housing at Dubton Farm has been developed."

"Development of this area would consolidate the existing employment and leisure-related development in this part of Brechin and could include appropriate landscaping to mitigate any potential visual impact from the A935 and A90."

Further details of the Main Issues Report are available online at Angus Council's website and the document will be on display in public libraries across Angus until the consultation period closes on January 4.

The report is on display in Carnoustie and Monifieth libraries this week and will be in Brechin and Arbroath next week. [mdalziel@thecourier.co.uk](mailto:mdalziel@thecourier.co.uk)

## Councillor urges more business to be done in area

A SENIOR Angus councillor has encouraged businesses to look closer at the economic opportunities with the local authority.

Corporate services convener Alex King made his plea as councillors rubber-stamped the Angus response to a Scottish government consultation on the procurement reform bill.

The public procurement reform programme got under way in 2006 and the aim of the new bill is to establish a national framework supporting transparent and streamlined systems which, it is hoped, will bring community and business benefits.

Corporate services director Colin McMahon's report stated: "As one of the 32 Scottish local authorities responsible for, in total, more than 50% of the £9 billion public procurement spend per annum, it is important that Angus Council contributes to this process."

Mr King noted Angus Council has already been successful in its procurement programme develop-

# Future use of Condor site key to town's development

ANGUS COUNCIL has released its Main Issues Report (MIR), which will act as the blueprint for future development in the county.

The council is asking for public feedback from across the area on the wide-ranging document and, in the first of a series of articles on what the MIR might hold for the communities of Angus, MARTIN DALZIEL looks at some of the key issues facing Arbroath.

THE ARBROATH section of the MIR deals with the development and infrastructure issues that have been affecting the town in recent years.

The crumbling school estate, future housing development and regeneration of the town centre feature highly in the report.

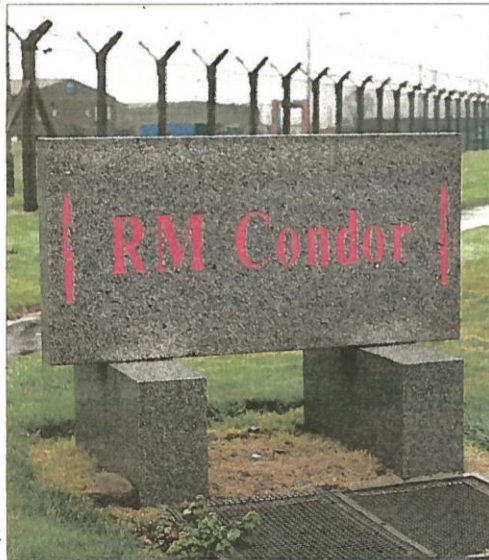
The uncertainty surrounding the future of RM Condor is also referenced in the report as the base is regarded as a highly suitable site for development if it was to cease its military use following the conclusion of the Strategic Defence and Security Review.

The report states: "A main issue facing the town continues to be how to develop opportunities that would support its physical and economic regeneration and capitalise on improved accessibility to Dundee and the trunk road network.

"As a longstanding defence site, RM Condor is an important part of the community in Arbroath and the surrounding area. Until the consequences of the Strategic Defence and Security Review are announced, its long-term use is unclear.



The area north of Tarry Road in Arbroath (above) and the RM Condor base (below) are seen as potential sites for redevelopment. Pictures: Kris Miller.



"The options for developing Arbroath over the next 10 years will need to take account of this uncertainty.

"Other issues affecting the physical and community infrastructure include the need to improve the vitality and viability of the town centre and (more generally) the quality of the physical environment within the town, to help further develop the tourism and recreational potential of Arbroath."

Three sites are earmarked as options for future development in the report — one of which is the council's preferred option, with the other two sites marked as alternatives.

The council's preferred option is to investigate development opportunities on the western edge of Arbroath in the East Muirlands Road and/or Arbirlot Road West area.

The report states: "This would provide opportunity for new homes and complementary uses in the period to 2024 and beyond. This option would provide greater choice for the development of new homes in an area which is generally accessible, well served by public transport and close to primary and secondary schools, as well as to other community facilities.

"The area as a whole largely excludes ground that is known to have a high risk of flooding and includes substantial areas of land that are only visible within the immediate locality.

"The area is well located for the two main business parks, providing opportunities for travel to work by modes other than the private car."

The first alternative option is located on the east of the town in the Seaton area.

The report states that the site would be capable of accommodating more than 1,000 new homes and no significant new land allocations would have to be made — but it lists several disadvantages to allocating this area as a site of development, including the already constrained local road network.

The council's second alternative option would be to develop on the west side of Montrose Road (A92) and to the north of Tarry Road.

The report states that there is no major infrastructure affecting this option, although the disused electricity sub-station would need to be removed. The existing road network would support new development designed for a mix of uses with access to local primary and secondary schools.

However, the report adds: "As with the first alternative option, this land is not conveniently located for accessing the business parks of Arbroath by active modes of transport and would not provide a choice of locations for the development of new homes during the LDP period, as it is adjacent to the current major housing site on the east of Montrose Road."

The report is available on the Angus Council website, is on display in Carnoustie and Monifieth libraries until Saturday, and will rotate throughout other libraries in Angus until the consultation period closes on January 4.

## Man who threatened his ex awaits his fate

A 59-YEAR-OLD man who sent text messages threatening to kill his ex-partner had sentence deferred at Arbroath Sheriff Court yesterday.

William Gunn, Newton Avenue, Arbroath, previously admitted that on October 8 at Priory Crescent, Arbroath, and elsewhere, he sent numerous text messages to the woman that were grossly offensive or of an indecent, obscene or menacing character, in that he threatened to kill her and made offensive, derogatory remarks, while on bail.

He had also admitted on the same date at Priory Crescent behaving in a threatening or abusive manner, attempting to gain entry to the address and sitting in a car looking on to the property and repeatedly flashing his lights at it.

He had further admitted on the same date at Ninewells Hospital behaving in a threatening or abusive manner, repeatedly making threatening remarks, threatening violence towards and threatening to kill the woman, while on bail.

Gunn's agent Billy Rennie said he had been approached by his client's ex-partner, who requested the court lift a special bail condition preventing him from contacting her, but the deputy fiscal said the Crown would oppose the motion.

Sheriff Peter Paterson deferred sentence to December 11 for reports and refused to review the bail conditions.

## Stitching time for guild branch

THE MONTROSE branch of the Embroiderers' Guild will hold its next meeting on Saturday in Columba Hall, Market Street.

From 11am to 1pm, an informal stitching session will explore line stitches.

Rosemary Campbell, one of Scotland's foremost textile artists, mentors and exhibitors, visits at 2pm to give a talk.

Visitors are welcome, as is anyone with an interest in embroidery and all the associated arts and crafts.

Entry costs £2, refunded on becoming a member.

DRAFT

# Plan highlights lack of focal point in Carnoustie

As The Courier's analysis of the Angus Main Issues Report continues, **Martin Dalziel** looks at the issues facing development in Carnoustie.

CARNOUSTIE IS a town known the world over because of its golf course and hotel.

The course attracts thousands of visitors to the town each year, but other areas of Carnoustie are suffering from a "lack of quality visitor infrastructure" and a focal point for town centre activities.

The Angus local development plan Main Issues Report (MIR) says: "The proportion of Carnoustie and District residents that were very satisfied with the natural environment is also relatively low (27%)."

"Some of the weaknesses and threats which are highlighted within the 2010 Angus Town Centre Health Checks report may help to explain this lack of complete satisfaction.

"The town centre health check process identified a lack of quality visitor infrastructure and the lack of a central meeting place or focal point for town centre activities within Carnoustie."

Future provision of recycling facilities and land for cemetery use are also flagged up as issues facing development in the town.

Two of the town's primary schools are close to capacity and there are further concerns over the fact plans for allocation of land for a dedicated sports ground and facilities have not yet come forward.



An aerial view of Carnoustie, a town suffering from a 'lack of quality infrastructure'. Picture: Dougie Nicolson.

The town is regarded as a "Tier 3" settlement in Angus, which means it has the potential to play an important yet modest role in the regional economy and is an area that will accommodate a small share of the region's development from 2012 to 2032.

The report concludes that any major development in Carnoustie would have to come off the back of a "master plan" encompassing the long-term future of the entire town and only an expansion of the town would meet the requirements for development set out in the TAY plan.

However, it does indicate there are possible areas where development could take place.

The report states: "The preferred option for the local development plan (LDP) involves adopting a master planning approach for new development in and around Carnoustie, by bringing the different landowners, developers and the local community together to establish a long-term vision for the future growth of the town.

"A reasonable alternative to this option would be to approach development over the LDP period in a piecemeal fashion (on a site-by-site basis), although this would be unlikely to deliver the environmental improvements which can be secured through establishing and implementing a commonly-agreed master plan vision for the town."

The report adds: "The preferred option would be to focus on developing land close to the Upper Victoria link road, to make best use of existing road infrastructure.

"On the basis of the preferred master planning approach, other areas that would not be developed between 2014 and 2024 could still be safeguarded for future years."

The council is keen to seek the public's response to the document and a consultation period regarding the report is currently under way.

The MIR is on display at Carnoustie and Monifieth libraries until November 17 and is also available online on the Angus Council website until January 4. [mdalziel@dthomson.co.uk](mailto:mdalziel@dthomson.co.uk)

## Groups in bid to form 20-year plan of action

THE CARNOUSTIE Development Group held a meeting over the MIR this week, attended by local independent councillor Bill Bowles.

He told The Courier local groups are looking to form "a 20-year plan" for the town.

The meeting with Angus Council gave planners a "lot of food for thought".

He said: "There was a little bit of discussion about how it all pins together — for example the housing plans and how much we'll need in the future.

"We have forthcoming meetings with local groups and the local community planning partnership."

Sports clubs, community organisations and other invited groups will be at Woodlands Primary on November 28 to discuss what is wanted, and when.

He added: "There was support at the meeting for development out towards Upper Victoria, and it was felt the first development could take place on the brownfield areas.

"There are industrial units that could be moved out of the centre of Carnoustie to allow for something else to be done there.

"It was pleasing to see the area around the high school was not favoured for development, as that's where things like playing fields should go.

"It's obvious if you're going to build 400 houses, you're going to have hundreds of kids who need some place to grow up."

# Agripark plan high on council agenda for town

THE COURIER is examining the Angus Main Issues Report which will provide the framework for future development in the county.

Today, Angus reporter **Martin Dalziel** turns his attention to the main issues facing Forfar in the report.

FORFAR'S reputation as an agricultural centre for Angus plays a prominent role in its section of the Main Issues Report.

The "Tier 2" settlement is described as having adequate space for development of new homes and agricultural services, with the concept of creating an "agripark" (a business park for agricultural businesses only) high on the council's agenda.

However, the prospect of new development is balanced carefully against the conservation and promotion of Forfar's agricultural heritage and importance to the county.

The report states: "One of the main issues for Forfar will be how to facilitate the development of the range of brownfield and greenfield sites within the town, in order to address some of the outstanding need and demand for new homes.

"The Angus Housing Need and Demand Assessment and the subsequent Angus Housing Supply Targets have suggested that by 2018/19 a significant number of new homes will be required and could be delivered within the West Angus Housing Market Area, even in the current economic climate.

"As Forfar is the largest town within this housing market area, and therefore has the greatest range of facilities and services, it is expected that many of these new homes will be developed within the town.

"Forfar is also an important hub for agricultural services and businesses. There may be opportunities to consolidate its role as a focus for rural economic activity, perhaps through the allocation of new sites for agricultural businesses in or around the town;



The area of ground at Turfbeg, north of Forfar, which the council wants to develop. Picture: Dougie Nicolson.

or through the creation of a stand-alone "agripark".

The report also addresses other issues affecting possible future developments, including limited space on the town's primary school rolls, drainage capacity, and the need for a community campus-style redevelopment of Forfar Academy.

As with every other town featured so far in the MIR articles, the downturn in the economy in recent years is cited as a stumbling block and obstacle that will limit any proposed future investment — including the council's funding of the suggested "agripark" facility.

However, the report says many of the existing housing land allocations in Forfar are still considered suitable for development and could form part of the Local Development Plan housing land allowances. The

council's preferred option for development is to allocate land north of Turfbeg and to the west of Forfar Academy.

The report states: "This area of ground is capable of meeting more homes than are planned for the period to 2024 and could be phased to ensure delivery in accord with TAY plan. Development is not likely to begin before 2019, unless the national economy recovers at a greater rate than is currently anticipated.

"The option may also be capable of providing opportunities for business, commercial and leisure uses, including land for an "agripark" with good access to the A90."

An alternative option for Forfar is for development to extend into the Westfield area, which could provide new homes and other uses phased across successive local development plan periods.

However, the potential scale of this development would necessitate a master plan approach.

The second alternative is at the Suttieside area in the north-east of the town. The report states that this area could once again support new housing and an "agripark" facility but is likely to have negative visual impacts from the north and would place added pressure on the already near capacity school roll for Whitehills Primary, according to the report.

The Main Issues Report is on display in Carnoustie and Monifieth Library today and will be in Brechin and Arbroath from Monday November 19 to Saturday November 24.

The document is also available on Angus Council's website until January 4. [mdalziel@dthomson.co.uk](mailto:mdalziel@dthomson.co.uk)

## IN BRIEF

### Hotel hands over cash

The Queen's Arms Hotel in Inverberrie has handed over £4,132 to a collection of charitable causes.

The money which was raised by a variety of events was split between Asthma Research Aberdeen, Chest, Heart and Stroke Aberdeen, Bervie Play Parks and Bervie Pre-school groups.

### Care group

The Montrose Branch of Arthritis Care will hold its annual meeting in Knox's United Free Church Hall, Mill Street, on Monday, at 2pm.

The guest speaker will be Joyce Lynd, discussing pain management.

### Trio to play

The Rachel Hair Trio will perform as part of Forfar Arts Guild's programme on Thursday at 7.30pm in the East and Old Church hall in Chapel Street.

Rachel will play with friends Jenn Butterworth on guitar and Euan Burton on double bass. Tickets at the door are £7 per adult and £1 for children.

### Therapeutic talk

At the Carnoustie Tangent monthly meeting, Elaine MacNaughton, a complementary and energy therapist, gave a talk about paradigm shift technique, a non-invasive therapy capable of releasing negative emotions.

Fiona Leslie presided and Helen Harley proposed thanks.

# Making the most of Kirriemuir

THE LATEST Town to be featured in our daily analysis of the Angus Main Issues Report (MIR) is Kirriemuir.

Here, **MARTIN DALZIEL** takes a look at the issues facing the intricately interlinked structure of the town known as the "Gateway to the Glens".

Like many places in Angus, Kirriemuir is famed for its historic architecture, idyllic streets and town centre.

Its links with JM Barrie and AC/DC make the town a popular destination for tourists, but its vacant shop units and dwindling potfall figures tell the true story of a town that, like many others, is struggling to arrive in the economic downturn.

These are among the top issues facing the town outlined in the MIR.

The report states: "The historic street pattern and the widespread use of red sandstone in the local buildings help to give this town a unique character.

"However, partly because of its size and layout, the town centre has a limited range of shops and services and is particularly sensitive to shop closures for purposes of meeting the shopping needs of residents and visitors alike.

"The 2010 Angus Town Centre Health Checks highlighted the fragility of the

smaller towns in Angus, and one issue for future development will be the protection and (if possible) the enhancement of the town centre."

Separate planning applications seeking permission to build two supermarkets in Kirrie have both been approved, as has permission to build new homes, but developments have not yet come forward.

Only housing development at Hillhead has come forward as expected.

One of the main issues for Kirriemuir will be for the council to ensure any new land allocations have the best possible chance of coming forward in the current economic climate.

Scottish Water is investigating improving waste water treatment to help new developments, and there is a suggestion of increasing path and habitat linkage to recreational resources.

The report recognises the historical value of the town and adds: "In recognition of the heritage and economic value of the town centre and the important tourist role of Kirriemuir as the 'gateway to the glens'.

"Angus Council has supported a bid under the Conservation Area Regeneration Scheme.

"If this bid is successful, it would provide



Kirriemuir has a 'unique character' says the report. Picture: John Stevenson.

financial assistance to enable a partnership approach (between the council and property owners) to be adopted, to improve the condition and appearance of buildings within the town centre and the wider conservation area."

The preferred option for Kirrie is to retain the housing land allocations from the current local plan and to identify small-scale infill

sites at Northmuir and Tillyloss within the current development boundary.

Further details on the discussion of Kirriemuir in the Angus MIR are available at the council's website and the full document is also on display in Brechin and Arbroath Libraries from today until Saturday.

[mdalziel@dcthomson.co.uk](mailto:mdalziel@dcthomson.co.uk)

## IN BRIEF

### Scratched car appeal

Police are appealing for information after a car's paintwork was scratched in Stonehaven.

The damage to the red Ford Fiesta occurred between 8.30pm on Wednesday and 8.30am on Thursday while it was parked in the town's High Street.

Grampian Police can be contacted on 0845 600 5700 quoting crime reference CF0432031112.

### Police look for cyclist in near miss

A cyclist was nearly struck by a car while travelling through Frickheim on Saturday.

Police are keen to trace the man who narrowly escaped injury on the A932 near to Guthrie Castle, Frickheim, at about 2.45pm.

He was wearing a cap and blue cycle jacket and was travelling westwards when a blue Ford car nearly struck him.

Anyone who witnessed the incident or who knows the identity of the man is asked to contact police on 0300 111 2222.

### Camera club talk

DC Thomson news

**Forfar Sailing Club held its annual dinner and prize-giving at the Strathmore Arms Hotel, Glamis. Commodore Jim Green (centre) with (from left) Craig Knox, Graeme Knox, guest of honour Shona Ferrier Wood, Tony Cook, Peter Tait and Malcolm Heron.**



# Harbour is key factor in town's future development

As the consultation period on the Angus Main Issues Report continues, **Martin Dalziel** takes a look at Montrose and the issues facing future development in the town.

MONTROSE IS seen as a "high-quality" Tier 2 settlement which will play a major role in the future development of the county.

The town boasts an eclectic mix of shops, industrial sites and historical heritage and the report's main aim is to find ways of protecting and enhancing those positive aspects while examining plans for future developments.

One of the primary issues facing Montrose is finding a way to safeguard its links with Ferryden and Hillside.

The town's range of stores, employment opportunities and its port attract and

supply the residents of its surrounding satellite villages.

While it is acknowledged that both these villages have their own distinctive identity and character, protecting this existing link is an important issue facing any future development in Montrose.

The town also plays host to a busy harbour, which makes it a centre for industry in Angus. Ensuring this continues and is developed is also highlighted as a key issue.

The report states: "Montrose port is very important to the Angus economy and will continue to play a role in meeting the needs of the offshore energy industry.

"The port is identified by TAY plan as a Strategic Development Area (as employment land for port-related activities) and is safeguarded by the current local plan for the development of port-related uses.

"Recent investment has upgraded the southern quayside and also established a grain storage/handling facility.

"One issue for the LDP will be how to

support the regeneration of South Montrose, including the port area, to increase opportunities for further investment and the creation of new jobs."

Montrose also has sufficient land to accommodate future housing development. NHS Tayside has confirmed that Sunnyside Hospital is soon to close and the land is viewed as a possible site for future development.

Further issues include the increased threat of flooding as a result of climate change. This will need to be considered when deciding on the future location of new homes and businesses.

A review of sites such as Montrose Airfield, Brechin Road and Sunnyside Hospital will also have to be carried out to see if they should continue to be promoted.

The report concludes: "The preferred option for future development in Montrose is to maintain the existing strategy and meet the requirements for housing and employment land principally from within the existing development boundary and to

allocate the Sunnyside Hospital Estate for mixed use development (including a substantial number of new homes) for the second part of the LDP period (ie 2019-2024).

"In addition and in support of the potential economic development opportunities, employment land should continue to be allocated at Montrose Airfield and additional employment land should be allocated on the edge of the town.

"In identifying options for new employment land allocations, access to the road network, serviceability and environmental impact are important considerations.

"In meeting these requirements, the preferred option is to investigate the inclusion of more land within the settlement boundary at Montrose Airfield and to allocate a possible extension to Forties Road/Brent Avenue.

"This option will support the importance of Montrose Port and the potential for development associated with the offshore renewables sector."

The Angus Main Issues Report is on show at Brechin and Arbroath libraries and on Angus Council's website. Public consultation on it will close on January 4.

[mdalziel@dcthomson.co.uk](mailto:mdalziel@dcthomson.co.uk)

*"Montrose port is very important to the Angus economy..."*

Main Issues Report

### Charity night gets celebrity backing

A ST ANDREW'S Day charity event in the Mearns has received celebrity backing.

TV celebrity chef Rick Stein and five-time Olympic gold medallist Sir Steve Redgrave have donated autographed copies of their books for auction on November 30.

The night has been organised to raise money for the Maggie Law Museum in Gourdon.

Local restaurateurs Ruth and Alex Grahame of Hornblowers will welcome guests to their eatery, with NHS Grampian chairman and councillor Bill Howatson as guest speakers.

Co-organiser Dave Ramsay, of the Howe o' the Mearns Heritage Association, will provide music with Ray Milne and piper Tom Roberts.

Rick Stein visited Gourdon for one of his TV series and some of the recipes in the book feature seafood dishes with Gourdon produce.

The Sir Steve Redgrave contribution is apt, as the Gourdon men who crewed the Maggie Law lifeboat would have had to be skilled oarsmen.

The Grahames said: "We're looking forward to hosting this event... in support of a wonderful local cause."

Our two-course menu of local fish pays tribute to St Andrew and will showcase Gourdon's excellent seafood."

Fettercairn and Tannavoulin distillery manager David Doig will provide guests with a whisky-tasting session.

Mr Ramsay said: "This



4 Thursday, November 22, 2012

# Neighbour could affect town's future

In the penultimate report of our series looking at the Angus Main Issues Report, **Martin Dalziel** examines Monifieth.

THE FUTURE of Monifieth will be dictated by the success of the TAYPlan in Dundee, as well as Angus' own future plans, according to the report.

The town is regarded as a Tier 1 settlement because of its closeness to Dundee, meaning it has the potential to accommodate most of the region's extra development.

The TayPlan says development across Tayside should be focussed on what are known as "core settlements". Monifieth's proximity to Dundee means the town falls into just that category.

As such, any future plans for Monifieth are dependent on the scale and success of potential development in Dundee.

In particular, the city's planned development of 40ha of employment land at Linlathen could be badly affected by any expansion of Monifieth.

The report also goes on to identify concerns for the town as an independent settlement.

Scottish Water has suggested a drainage assessment would be needed for any new developments in the town.

There is also no space on the school roll at Monifieth High School and limited capacity at Grange and Seaview Primary Schools to accommodate new housing between 2014-2024.

The report adds: "The shopping opportunities in Monifieth are largely restricted to everyday consumables like food and drink, reflecting the proximity of the town centre to the larger retail centres of Dundee.

"Although improvements have recently been made to the town centre, wider regeneration has not occurred as anticipated by the current local plan.

"Other land use issues will need to be addressed including the potential for developing a park and ride facility with good access from the A92."

The future of the Ashludie Hospital Estate, is also flagged up as a main issue in the report.

The hospital has been declared surplus to requirements by NHS Tayside.

The report continues: "This site is relatively large and contains a number of buildings, some of which are listed and may have potential for residential or other appropriate conversion."

The report concludes any new development should not be at odds with the aims of the TAYPlan.

The Angus MIR is available on the Angus Council website and in public libraries throughout the county until January 4.

[mdalziel@dcthomson.co.uk](mailto:mdalziel@dcthomson.co.uk)

# Plan to retain character of Angus villages

IN OUR last report in our series looking at the Angus Main Issues Report, **MARTIN DALZIEL** and **ROB MCLAREN** examine the issues raised in the villages of Edzell, Frickheim, Letham and Newtyle.

ENSURING FUTURE development in Edzell respects the character and setting of the village is a key issue according to the report.

Other than the brownfield site at East Mains Farm, which could be used for small-scale rural agriculture, there is little land available within the existing settlement boundary to accommodate future development.

Previous local plans have sought to encourage the reuse of the former auction mart for small-scale rural employment, given its close proximity to the village.

The site could accommodate a new visitor centre and provide employment opportunities.

There may be a requirement for Edzell Primary School to be extended in the future.

The council would prefer land to the south-east to be used for housing or mixed use development in the future.

Lindsay Place was identified as being able to accommodate the 50 new homes required up to 2024.

An alternative option would be to extend the village to the west of the built-up area and south of Lethnot Road.

In Frickheim, planning applications for new housing, open space, a new health

centre and public car park have been approved for the allocated site to the south of Gardyne Street.

Together with limited brownfield opportunities within the village core, this site is likely to provide opportunities for development until at least 2019.

Around 50 new homes will be required by 2024 to maintain the population and services at current levels.

The council would prefer redevelopment of existing sites to provide the additional housing requirement.

The alternative option is to extend the village to the north of Farnell Road.

The Jubilee Park site in Letham is likely to provide 20 to 30 new homes in the first five years of the local development plan (2014-19).

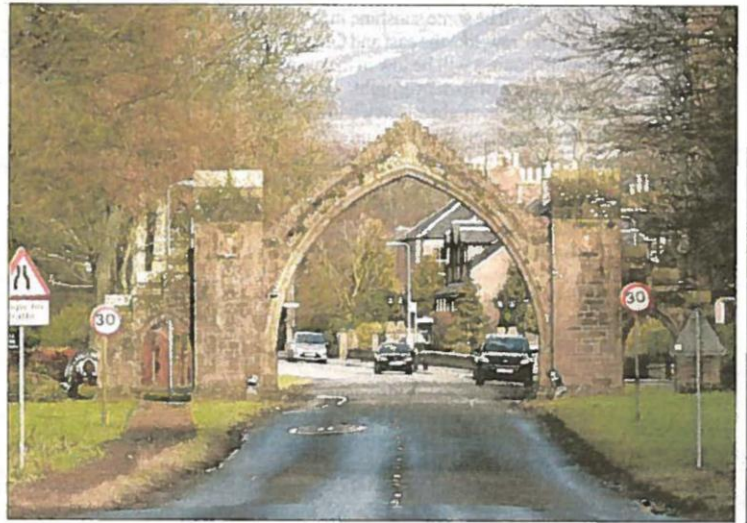
Land for new housing could be located to the west of Dundee Street, on the western edge of the village.

An alternative would be to allocate land for new housing to the north of West Hemming Street, adjacent to the existing development boundary.

In terms of land for new employment-related uses, the main business area is on the western edge of the village, where there are several agricultural service-related activities.

The other small business area, at East Den Brae, has no scope for expansion.

Retention of services is a major issue in Newtyle, and it is hoped additional development may help the village maintain its role



Top – Frickheim clock. Above – the Edzell Arch. Picture: Kris Miller.

as a service centre for the south-western part of Angus.

Planning permission has been granted for 36 homes at North Street, only 17 of which would be for general housing needs, with the remainder being supported housing for the elderly.

Surrounding the village is prime agricultural land and it is not deemed appropriate that it be used for non-agricultural purposes. The council would rather redevelop existing sites within the village.

A new housing site could be Coupar Angus Road.



Combined with the other areas for development, it could deliver a greater number of homes than may be required over the local development plan period.

Other alternative are to extend the village to the north-east at Bulb Park or to the south, along Dundee Road.

[mdalziel@dcthomson.co.uk](mailto:mdalziel@dcthomson.co.uk)  
[rmclaren@dcthomson.co.uk](mailto:rmclaren@dcthomson.co.uk)

**Proposed Angus Local Development Plan and Formal Representation Stage (27 February – 30 April 2015)**

Statutory Advert ( 27 February and 6 March 2015)

42 Friday, March 6, 2015	<b>CLASSIFIEDS</b>	The Courier & Advertiser
<b>Notices</b>		
Public Notices	Public Notices	Public Notices
<p><b>ANGUS COUNCIL PEOPLE DIRECTORATE</b></p> <p>Angus Council now offer a range of options in both Local Authority nursery classes and Partner Provider settings in the Angus area for Early Learning and Childcare (ELC) places.</p> <p>If your child was born between 1 March 2013 and 31 March 2014 they may be entitled to a 2 year old Early Learning and Childcare place during the session 2015/16.</p> <p>Early learning and childcare places may be available for two year olds if you are receiving any of the following benefits:</p> <ul style="list-style-type: none"> <li>• Jobseekers Allowance</li> <li>• Income Support</li> <li>• Employment and Support Allowance</li> <li>• Disability Living Allowance/PP</li> <li>• Pension Credit</li> </ul> <p>Your child may also be eligible if:</p> <ul style="list-style-type: none"> <li>• you are looking after them as a kinship carer</li> <li>• they are, or have been at any time since their second birthday, looked after</li> <li>• they have a parent appointed guardian.</li> </ul> <p>Children become eligible for a place the term following their second birthday.</p> <p>If your child was born on or before 31 March 2013, they will be entitled to Early Learning and Childcare provision during session 2015/16.</p> <p>Angus Council is now accepting applications for children who will be eligible for an Early Learning and Childcare nursery place in August 2015.</p> <p>The admission form and related information are available from ACCESS Angus – telephone 08452 777 778 or <a href="http://www.angus.gov.uk/earlylearningapplication">www.angus.gov.uk/earlylearningapplication</a> or by contacting the provider of your choice.</p> <p>Contact details of providers in Angus are also available at <a href="http://www.scotlandmiles.gov.uk">www.scotlandmiles.gov.uk</a></p> <p><b>TIM ARMSTRONG, Head of Children and Young People</b></p> <p>Tel: 08452 777 778 <a href="http://www.angus.gov.uk">www.angus.gov.uk</a></p> <p>Working Towards Equality</p> 	<p><b>Tayside NHS Board Meeting – 12 March 2015</b></p> <p>A meeting of Tayside NHS Board will take place at 11:00 am on Thursday 12 March 2015 in the Board Room, Kings Cross Hospital, Dundee.</p> <p>Members of the public are invited to attend to listen to the proceedings.</p> <p>Information on the agenda items for the above meeting and the other NHS Tayside Standing Committees is available by accessing the NHS Tayside website at <a href="http://www.nhs.tayside.scot.nhs.uk">www.nhs.tayside.scot.nhs.uk</a> or by contacting the Head of Committee Administration, Tayside NHS Board on 01382 740760.</p> <p style="text-align: right;"></p> <p style="text-align: center;"><b>TOWN AND COUNTRY PLANNING (SCOTLAND) ACT 1997 AS AMENDED BY THE TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE) (SCOTLAND) REGULATIONS 2013 (REGULATION 7(2)(B))</b></p> <p style="text-align: center;"><b>PROPOSAL OF APPLICATION NOTICE PUBLIC EVENT</b></p> <p>For the Proposed Park and Ride Facility, Walnut Grove, Perth. A public consultation "drop-in" session/open day will take place on 10th March 2015 from 10am - 11.30am and 2.00pm - 7.30pm at the Edrington Group Offices Cafeteria, Walnut Grove. Further information relating to these proposals may be obtained from Ron Wilson, Team Leader, on 01382 433810.</p> <p>Those willing to make comments on the proposals may do so at the above events and/or in writing to The City Engineer, City Development Department, Dundee City Council, Dundee House, 50 North Lindsay Street, Dundee, DD1 1LS. FAO Ron Wilson.</p> <p>Please note that all written representations must be sent to the above address and not to Perth and Kinross City Council. An opportunity to make representations to the Council will exist when a formal planning application is made.</p>	<p><b>LOCAL DEVELOPMENT PLAN</b></p> <p><b>ANGUS COUNCIL</b></p> <p><b>NOTICE OF PUBLICATION OF DOCUMENTS</b></p> <p><b>PROPOSED ANGUS LOCAL DEVELOPMENT PLAN AND ENVIRONMENTAL REPORT</b></p> <p><b>TOWN AND COUNTRY PLANNING (SCOTLAND) ACT 1997; SECTION 18(1)</b></p> <p><b>TOWN AND COUNTRY PLANNING (DEVELOPMENT PLANNING) (SCOTLAND) REGULATIONS 2008</b></p> <p><b>THE ENVIRONMENTAL ASSESSMENT (SCOTLAND) ACT 2006; SECTION 16(2)</b></p> <p>Angus Council has prepared the Proposed Angus Local Development Plan. The plan sets out the development strategy, policies for the use of land and sites proposed for development in Angus. When adopted, the Angus Local Development Plan will replace the existing Angus Local Plan Review (2009).</p> <p>Angus Council has also prepared an Environmental Report relative to the Proposed Local Development Plan in accordance with the Environmental Assessment (Scotland) Act 2005. The Environmental Report has identified, described and evaluated the likely significant effect on the environment of implementing the Proposed Angus Local Development Plan.</p> <p>Copies of the Proposed Angus Local Development Plan and Environmental Report can be viewed on the internet at <a href="http://www.angus.gov.uk/dpconsult">www.angus.gov.uk/dpconsult</a>, or at Council offices located at County Buildings, Market Street and Angus House, Orchardbank Business Park, Forfar, all local libraries, mobile libraries and ACCESS offices in Angus during normal opening hours.</p> <p>Representations on the content of the Proposed Angus Local Development Plan and Environmental Report are sought during a nine week period beginning 27 February 2015 and ending 30 April 2015.</p> <p>Representations on the above documents may be made online at <a href="http://www.angus.gov.uk/dpconsult">www.angus.gov.uk/dpconsult</a>, by email to <a href="mailto:planning@angus.gov.uk">planning@angus.gov.uk</a> or in writing to the Development Plan Team, Communities, Planning &amp; Place, Angus Council, County Buildings, Market Street, Forfar, DD8 3LG.</p> <p>Further information regarding the Proposed Angus Local Development Plan and Environmental Report may be obtained from Angus Council by email to <a href="mailto:planning@angus.gov.uk">planning@angus.gov.uk</a> or by calling the ACCESSline on 08452 777 778. Please note that all representations must be received no later than midnight Thursday 30 April 2015.</p> <p><b>TRAFFIC ORDER</b></p> <p>On 02/03/2015 the Council made The Angus Council (Old Brechin Road, Forfar) (Temporary Prohibition of Driving and Waiting) Order 2015 under Section 14 of the Road Traffic Regulation Act 1984 for the carrying out of footway resurfacing works. The Order will come into force from 09/03/2015 for a period of 2 weeks.</p> <p><b>SHEONA CRAIG HUNTER Head of Legal and Democratic Services</b></p> <p><b>PLANNING</b></p> <p><b>TOWN AND COUNTRY PLANNING (SCOTLAND) ACT 1997 (AS AMENDED)</b></p> <p><b>PLANNING (LISTED BUILDINGS &amp; CONSERVATION AREAS) (SCOTLAND) ACT 1997 (AS AMENDED)</b></p> <p>Applications for permission and/or consents under the above legislation as listed below together with the plans and other documents submitted with them may be examined at County Buildings, Market Street, Forfar, DD8 3LG between the hours of 9.00 a.m. to 5.00 p.m. Monday to Friday or visit the Public Access facility on the Council's website at <a href="http://planning.angus.gov.uk/online-applications/">http://planning.angus.gov.uk/online-applications/</a>.</p> <p>Written comments may be made within 21 days of this notice to the Service Manager, County Buildings, Market Street, Forfar, DD8 3LG or e-mail <a href="mailto:Planning@angus.gov.uk">Planning@angus.gov.uk</a>. Please note that representations made to an applicant in response to any representation consultation cannot be taken into account by Angus Council.</p>
<p><b>happy mother's day</b></p> <p>Show your mum how much you care</p>		<p><b>GOODS VEHICLE OPERATOR'S LICENCE.</b></p> <p><b>J D SMITH CONTRACTORS LTD.,</b></p> <p><b>OF AIMAC, DUCHLAGE ROAD, CRIEFF, PH7 3AZ.</b></p>

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