

**REPORT TO: DUNDEE, PERTH, ANGUS AND NORTH FIFE
STRATEGIC DEVELOPMENT PLANNING AUTHORITY
JOINT COMMITTEE MEETING ON 25th FEBRUARY 2014**

**REPORT ON: TAYPLAN STRATEGIC DEVELOPMENT PLAN PROJECT
PLAN UPDATE**

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REPORT NO: SDPA05-2014

1 PURPOSE OF REPORT

- 1.1 This report provides an update on progress in implementing the project plan for the review of the approved Strategic Development Plan (2012) and preparation of the next Strategic Development Plan.

2 SUMMARY

- 2.1 The Main Issues Report and related documents have been completed within the project timescale. A number of key research projects have been completed on housing, retail and town centres, and on the economy. Planning Aid for Scotland has been appointed to assist with delivering the consultation and engagement programme.
- 2.2 Work has commenced on the next stages of the project plan.

3 RECOMMENDATION

- 3.1 It is recommended that The Joint Committee:
- a) Note the progress to date in implementing the Project Plan and the next stages to be taken forward.

4 FINANCIAL IMPLICATIONS

- 4.1 The financial implications of delivering the Plan over the current budget year are set out in report SDPA04-2014: SDPA Budget Update.

5 PROJECT ACTIVITIES COMPLETED

- 5.1 The following documentation has now been completed on time reflecting the project plan and is covered in more detail in report SDPA01-2014: Main Issues Report.
- TAYplan Main Issues Report (2014)
 - Topic Papers (2014)
 - TAYplan Environmental Report (2014) for the Strategic Environmental Assessment (SEA) and the Non-Technical Summary
 - TAYplan Monitoring Statement (2014)
 - TAYplan Equalities Impact Assessment (2014)

6 RESEARCH PROJECTS/WORK COMPLETED

Housing Need and Demand Assessment

- 6.1 The Housing Need and Demand Assessment is a piece of research which helps us to better understand the housing market and the anticipated scale of need and demand for market and affordable housing. It forms part of the evidence base for the next TAYplan and also for Local Development Plans and Local Housing Strategies.
- 6.2 The TAYplan-wide Joint Housing Need and Demand Assessment (2013) was prepared jointly by officers from TAYplan and each of the four council's housing and planning departments. Following consultation with the wider housing market partnerships in December 2013 this was submitted to the Scottish Government's Centre for Housing Market Analysis.
- 6.3 The Centre for Housing Market Analysis are in the process of concluding that the TAYplan-wide Joint Housing Need and Demand Assessment (2013) is 'robust and credible'. The Housing Need and Demand Assessment has informed the Main Issues Report.

State of the Economy Report

- 6.4 Consultants have been appointed and have also now completed work to provide an updated State of Economy report at TAYplan level. This work helps us to understand how our area could be affected by future changes to the economy and considered the conclusions of the Housing Need and Demand Assessment. This has informed the Main Issues Report.

Town Centres and Retailing

- 6.5 A study was commissioned in summer 2013 to undertake a strategic review of town centres and retailing. This work has identified trends, challenges, strengths and opportunities to inform TAYplan's town centre policy. The study went further than previous retail studies to consider opportunities for key town centres to promote their diversity, character and sense of place. This has informed the preparation of the Main Issues Report.

7 NEXT STEPS

- 7.1 The project plan sets out a series of important areas of work to prepare for and support the Main Issues Report consultation phase and subsequent analysis. The detail is covered in the proposed Development Plan Scheme in report SDPA02-2014. However, the following broad areas of work are now being commenced or prepared for and will take place over the coming months:

February to April 2014

- TAYplan's Joint Committee on 25th February 2013, and subsequent constituent Council ratification
- Preparation of all documentation for print and publication on the internet for the Main Issues Report consultation
- Preparation for the consultation and engagement stage
- Preparation of all publicity material and statutory advertisements for the Main Issues Report consultation
- Preparation of all electronic systems for the Main Issues Report Consultation

April to July 2014

- Commencement of work on the Habitats Regulations Appraisal
- The Main Issues Report consultation and engagement stage
- Commencing analysis of comments received

Planning Aid Scotland

7.2 Planning Aid Scotland (PAS) has been commissioned to assist with the Main Issues Report consultation between April and July 2014. This is in response to some of the lessons learned from previous consultation exercises and intends to focus resources on a series of events to be run by Planning Aid Scotland. Planning Aid Scotland is an independent charity organisation that helps people get involved more easily with the planning system. It has experience of running workshop events that help different groups understand the planning system.

7.3 The details of the consultation exercise are contained in the proposed Development Plan Scheme (see report SDPA02-2014 to this Committee).

8 OTHER ACTIVITIES

Scottish Government Review of Strategic Development Plans

8.1 Following a ministerial announcement the Scottish Government has commissioned a joint team from Glasgow University and Kevin Murray Associates to undertake a review of the content and processes for Strategic Development Plans in Scotland. The project commenced in November 2013 and sought comments from interested parties to a questionnaire. This was followed by interview sessions in January 2014. The study is due to report to Scottish Ministers in February/March 2014.

9 CONSULTATIONS

9.1 The Treasurer and Clerk to TAYplan, the Director of Communities, Angus Council, The Director of City Development, Dundee City Council, Head of Enterprise, Planning & Protective Services, Fife Council and the Head of Planning & Regeneration, Perth & Kinross Council have been consulted and are in agreement with the contents of this report.

10 BACKGROUND PAPERS

10.1 Circular 6/2013: Development Planning, Scottish Government
(<http://www.scotland.gov.uk/Resource/0044/00441577.pdf>)

10.2 Planning etc. (Scotland) Act 2006
(http://www.legislation.gov.uk/asp/2006/17/pdfs/asp_20060017_en.pdf)

10.3 Town and Country Planning (Scotland) Act 1997
(<http://www.scotland.gov.uk/Publications/2005/01/20576/50663>)

10.4 Town & Country Planning (Development Planning) (Scotland) Regulations 2008 (<http://www.legislation.gov.uk/ssi/2008/426/contents/made>)

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