

LEGAL AND DEMOCRATIC SERVICES

COMMITTEE DECISION SHEET

PLANNING DEVELOPMENT MANAGEMENT COMMITTEE - THURSDAY, 18 JANUARY 2024

Please let the Committee Officer know as soon as possible if you do not agree with any action proposed in this decision sheet. These are decisions of the Committee and there is an expectation that action will be taken. If for any reason it is apparent that you will not be able to act on these instructions in full or in part or that there will be a delay, please let the Committee Officer know as it may be necessary to advise the Committee or seek further instructions from the Committee.

	Item Title	Decision – approved, refused or site visit
1	<u>Members are requested to intimate any declarations of interest or connections</u>	<p>Councillor Thomson declared an interest in relation to item 6.1 on the agenda, Aberdeen Planning Guidance Energy Transition Zone Draft Masterplan Consultation Responses. Councillor Thomson advised that she would leave the meeting during consideration of the item and would take no part in the deliberation or determination of the report.</p> <p>Councillor Clark made a transparency statement and advised that in relation to the same item, she knew one of the individuals who had requested a deputation to speak at committee. Councillor Clark did not consider that the nature of her connection amounted to an interest that would require her to withdraw from the meeting.</p>
2	<u>Minute of Meeting of the Planning Development Management Committee of 7 December 2023</u>	Minute approved as a correct record.
3	<u>Committee Planner</u>	Committee planner noted.
4	<u>Deputation Requests for item 6.1 - Aberdeen Planning Guidance - Energy Transition Zone</u>	<u>The Committee resolved:-</u>

	Item Title	Decision – approved, refused or site visit
	<u>Draft Masterplan Consultation responses</u>	to hear the four deputation requests.
5	<u>Referral from Council on 14 December 2023 - Aberdeen Planning Guidance - Energy Transition Zone Draft Masterplan Consultation responses - COM/23/382</u>	<p><u>The Committee resolved:-</u></p> <ul style="list-style-type: none"> (i) to note the consultation responses received, and agree the changes proposed by officers to the Draft Energy Transition Zone Masterplan (Appendix 2); (ii) to agree the content of the Energy Transition Zone Masterplan 2023, as amended, (Appendix 1) as non-statutory Aberdeen Planning Guidance to support the Aberdeen Local Development Plan 2023; (iii) to note the importance of St Fittick’s Park, the adjacent Tullos Burn and wetlands, as highlighted in the report of examination to the Aberdeen Local Development Plan 2023 and reflected in the Masterplan; (iv) to note that the specific site boundary for the maximum developable land at OP56 had been set out in the Aberdeen Local Development Plan 2023 including the key constraints; (v) to note that any development of the site would be contingent on satisfying the specific locational use requirements as set out in the Aberdeen Local Development Plan OP56 allocation; (vi) to note the content of the masterplan setting out the developable area of the site including buffer strips and associated mitigation measures, to protect those natural assets and improve the burn and the wetlands; and (vii) to instruct the Chief Officer of Strategic Place Planning to ensure that the exact developable area is established and justified through any current or future planning application and that any impacts on the burn or wetlands are suitably mitigated in line with report of examination to the Aberdeen Local Development Plan 2023.
6	<p><u>Detailed Planning Permission for the Change of use from class 4 (office) to class 7 (guest house) - 18 Bon Accord Square Aberdeen</u></p> <p>Planning Reference – 231179</p> <p>All documents associated with this application can be found at the following link and enter the refence number above:-</p>	Application approved conditionally.

	Item Title	Decision – approved, refused or site visit
	Link. Planning Officer: Gavin Clark	
7	<u>Draft Aberdeen Planning Guidance: Short-term Lets - PLA/24/013</u>	<u>The Committee resolved:-</u> (i) to approve the content of the draft Aberdeen Planning Guidance on Short-term Lets (Appendix 1) and instruct the Chief Officer - Strategic Place Planning to, subject to any minor drafting changes, publish it for a six-week period of public consultation; (ii) to instruct the Chief Officer - Strategic Place Planning to report the results of the public consultation and any proposed revisions to the draft Aberdeen Planning Guidance to a subsequent Planning Development Management Committee within six months of the end of the consultation period; and (iii) to request that a training session be organised for Planning Development Management Committee members in relation to Short Term Lets.

If you require any further information about this decision sheet, please contact Lynsey McBain, Committee Officer, on 01224 067344 or email lymcbain@aberdeencity.gov.uk