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[Sent by Email]

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Contact: David Jennings
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Phone: 01224 628214

Our ref: FP/ACSSP/HLS

Your ref:

Date: 23 December 2010

Dear Jim,

Re: Providing an Effective Supply of Land for Housing

The Aberdeen City and Shire SDPA met on Friday 3 December and considered a range of matters in the SDPA Bulletin. One such matter was your letter to Heads of Planning of 29 October 2010 regarding the provision of land for housing.

As you will be aware, the Aberdeen City and Shire Structure Plan 2009 targets an increase in the historic level of housing completions in the area over the next decade. Although the current difficulties in the housing market will not help us achieve these targets, completions in this part of Scotland have held up reasonably well – a reflection of the relatively robust nature of the local economy.

The SDPA has been receiving regular housing market updates over the last 18 months and these have shown that, although not immune to the difficulties faced by housebuilders nationally, activity on greenfield sites in particular continues to be relatively strong. The latest information published by the Scottish Government suggests that completions in the year to June 2010 are above the long-term average, at 2,279 units.

The SDPA had considered the 2010 Housing Land Audit at its previous meeting in September 2010 and agreed to endorse the approach of the two councils to address the effective land supply through the rapid preparation and adoption of local development plans. In addition, both councils are keen to work with developers in their preparation of masterplans for sites identified in the respective proposed plans.

Aberdeenshire's local development plan completed its proposed plan consultation stage on 1 October 2010 and Aberdeen City's proposed plan consultation closes on 17 January 2011. As a consequence, we are only a year away from the recommendations being available following both examinations. These plans will release significant quantities of land (both for housing and other uses) and there is no case for looking beyond these sites at the current time.

I trust that this clearly sets out the response of Aberdeen City and Aberdeenshire to the

issues you raise in your letter but if you wish to discuss this further you should, in the first instance contact David Jennings from the Strategic Development Plan Team.

Yours sincerely,

Councillor Peter Argyle
Chair, Aberdeen City and Shire SDPA