

21 Airyhall House

Planning & Sustainable Development

Airyhall Road

Business Hub 4

Aberdeen

Marischal College

AB15 7TF

Broad Street

Aberdeen AB10 1AB

Planning Application Ref 161760/PP (date of Notification 13/1/2017)

I wish to express disappointment that **no notification** was given to residents of Airyhall House when the original Planning Application Notification for the above, dated 21st December, was distributed. It was purely by chance that it was brought to my attention and only after an email to your department, that the residents of Airyhall House finally received a notification dated 13th January 2017.

I have no major objections to the proposed development however I raise the following observations:

- Bancon Homes were responsible for developing the Airyhall House site and are also the developer for this planning application. It is essential that the boundaries of the two sites are clearly determined since this would determine responsibility of the owners on both sites regarding ground maintenance and tree care. The site plan layout indicates a 1.8m timber fence as the boundary of the new house site but there is no clear indication of the boundary of the Airyhall House site. In the time interval since Airyhall House was built (2008), Bancon have not carried out any maintenance in the area in question. Who will be responsible for the maintenance of footpath and the trees in the area on either side of the east/west footpath which lies between the two housing developments? This area is very popular with dog walkers many of whom allow their dogs to stray into the grounds of Airyhall House, regardless of signs stating it is private property. This has caused concern to house owners themselves and to those with young grandchildren.

I request that in granting planning permission a definitive boundary is created between the two sites in question prior to any construction work being undertaken on the new development.

- I would hope that upgrading the residential access road would be an opportunity for the lighting in this road to be reinstated to make it a safe and attractive route for pedestrians.

Yours sincerely



Audrey Yule