



## Proposed Aberdeen Local Development Plan 2015 Representation Form

Please use this form to make comments on the Proposed Aberdeen Local Development Plan, ensuring that your comments relate to a specific issue, site or policy in either the Proposed Plan, Proposed Supplementary Guidance, Proposed Action Programme or Strategic Environmental Assessment Environmental Report. Please include the relevant paragraph(s) and use a separate form for each issue you wish to raise.

The consultation period runs between Friday 20<sup>th</sup> March and Monday 1<sup>st</sup> June 2015. Please ensure all representations are with us by 5pm on Monday 1<sup>st</sup> June.

Name	Mr <input checked="" type="radio"/> Mrs <input type="radio"/> Miss <input type="radio"/> Ms <input type="radio"/> Michael Hyde
Organisation	N/A
On behalf of (if relevant)	myself and my family
Address	44 Falkland Avenue Cove Bay Aberdeen
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Please tick if you would like to receive all future correspondence by e-mail

What document are you commenting on?	Proposed Plan	<input checked="" type="checkbox"/>
	Proposed Supplementary Guidance	<input type="checkbox"/>
	Proposed Action Programme	<input type="checkbox"/>
	Strategic Environmental Assessment Environmental Report	<input type="checkbox"/>
Policy/Site/Issue	OP58 Stationfields, Cove	Paragraph(s)

## What would you like to say about the issue?

Although this land has already been allocated for residential development (I believe for 150 homes) under previous L.D.P's I strongly feel that ACC planning department needs to review this decision in favour of demonstrating that they possess an ability to occasionally consider alternative, more creative and forward-thinking uses for how to develop some of the more beautiful pieces of landscape that exist around this city.

Stationfields represents one of the few remaining areas of undeveloped land in Cove overlooking one of the remaining uninterrupted sea views that used to typify what living in a seaside town like Cove (and Aberdeen) was all about. The now apparently dispensed with Cove Masterplan/Charette Report identified the importance of the surrounding landscape as one of its "prized qualities," and I would wholeheartedly agree with this. Under the current plans however, it appears that Stationfields would be unimaginatively dug up in favour of cramming as many new-build homes into as small a space as possible with little forethought to how this will impact on the surrounding landscape or contribute to the gradual erosion of the existing character and beauty of the coastal area

I would also argue that the plans ignore the fact that Stationfields is a well-used recreational area by local people and that it provides a natural habitat for a variety of different species of flora and fauna. In the decade I have lived next to the field I have observed, amongst other things, bats, barn owls, roe deer and kestrels as well coming across various species of butterfly and ladybirds when bug hunting with my children. Destruction of the field will unfortunately come at considerable cost to some of our creatures whose natural habitat is already rapidly in decline around the city.

In addition to this there are also practical considerations to take into account. At present the infrastructure of the local community is creaking under the strain of the relentless urbanisation of the surrounding area. Consequently school rolls are increasing at a rate that outstrips the council's ability to recruit staff, the GP surgery is offering appointments weeks away and there is no sign of plans to increase local recreational facilities to match the demand of the ever rising population. In addition to this the roads surrounding Stationfields are woefully narrow and the congestion, as a consequence of commuter traffic heading to Altens, is already affecting the air quality in an area where our children have to walk to school. I would also point out that traffic from the other proposed development at nearby Allan Park (which I assume will be waived through) will further add to the chaos during busy times of the day.

I recognise, as one of your planners pointed out, that Stationfields does represent a good "development opportunity" but would respectfully ask that serious consideration be given to "developing" this land in a far more imaginative manner that can actually bring benefit to the surrounding community rather than affect it negatively. Is it really that necessary to build a few more houses here and if so then for whose benefit, other than the developers, would this actually be? Indeed, why does it always appear to be the case that the word of no-one other than the property developers seems to hold sway with the Council planning department and what evidence is there ever of building communities rather than just houses? Please restore the faith of someone who is becoming increasingly disillusioned with the whole planning process.

**What change would you like to see made?**

The field could be developed as a local green space (something that is lacking in the south of the city) where the land be creatively reinvented to take advantage of the sea-view location for recreational use but also where the local wildlife can be preserved e.g. along with the cliff-top path it could all be made into a local nature park.

Another area could also be used as a location for activities by the Cove Community e.g. the Cove Gala.

Please return the completed form by:

- post to the Local Development Plan Team, Aberdeen City Council, Business Hub 4, Ground Floor North, Marischal College, Broad Street, Aberdeen AB10 1AB; or
- email to [ldp@aberdeencity.gov.uk](mailto:ldp@aberdeencity.gov.uk)

The representation form can be filled in, saved, e-mailed and/or printed. You must "save as" to ensure the completed form is saved with the changes you have made. If you need more space, please fill out another representation form or send a word document attachment via e-mail with your completed representation form. **Please ensure all representations are with us by 5pm on Monday 1<sup>st</sup> June.**

Thank you. For more information, please visit [www.aberdeencity.gov.uk/alp2016](http://www.aberdeencity.gov.uk/alp2016) or to contact the Local Development Plan Team call 01224 523470.

#### **Data Protection Statement**

The comments you make on the Proposed Plan will be used to inform the Local Development Plan process and the Examination into the Local Development Plan by the Scottish Ministers' Reporter. You must provide your name and address for your representation to be considered valid, and this information will be made publicly available. Other personal contact details such as telephone and e-mail will not be made public, although we will share these with the Reporter, who may use them to contact you about the comments you have made. For more information about how Aberdeen City Council maintains the security of your information, and your rights to access information we hold about you, please contact Andrew Brownrigg (Local Development Plan Team Leader) on 01224 523317.