



PERTH &
KINROSS
COUNCIL

Perth and Kinross Council

Local Development Plan 2 Main Issues Report

Appendix 4 - Supplementary Guidance

December 2015

Supplementary Guidance where no changes are proposed	Summary of Analysis
Forestry and Woodland Strategy	No change proposed.
Green Infrastructure	No change proposed.
Landscape Guidance	No change proposed
Open Space Provision and Developer Contributions	This guidance is currently being prepared.
Delivering Zero Waste in Perth and Kinross	This guidance is currently being prepared
Placemaking Guide	This guidance is currently being prepared and will replace the existing non-statutory Placemaking Guidance.
Renewable and Low Carbon Energy (including a spatial strategy for wind)	This guidance is currently being prepared and will replace the existing guidance for wind energy development issued in 2005. It will support the delivery of a diverse range of electricity generation from renewable energy technologies, including the expansion of renewable energy generation capacity and the development of heat networks.
No changes proposed but becoming non-statutory	Summary of Analysis
Transport Standards Guide	The National Roads Development Guide provides non statutory guidance.
Development Briefs/ Masterplans and Development Frameworks : Auchterarder expansion; Oudenarde; Berthapark; Almond Valley Village; Perth West; Tulloch Marshalling Yards; Newton Farm; Broxden, Perth; James Hutton Institute, Invergowrie; Ruthvenfield Road, Perth; Stanley; Scone North; Binn Farm; Borlick, Aberfeldy; Lathro Farm, Kinross; Gartwhinzean, Powmill; Auchterarder; Broich Road, Crieff; Welton Road, Blairgowrie; West Blairgowrie; Forfar Road Meigle; West/North West Perth	These are in the main progressed by the landowners/developers through the planning application process and as such it is proposed that they are non-statutory. The existing documents will be reviewed to ensure any necessary requirements are incorporated into the LDP.

No changes proposed but becoming non-statutory	Summary of Analysis
Conservation Area Appraisals : Aberfeldy, Abernethy, Blairgowrie, Blair Atholl, Cleish, Crieff, Comrie, Coupar Angus, Dunkeld, Dunning, Errol, Grandtully & Strathtay, Inchtute, Kenmore, Kinross, Longforgan, Muthill, Perth Central, Perth Kinnoull, Pitlochry, Rait and Scotlandwell	The conservation areas are covered by the Planning (Listed Buildings and Conservation Areas) (Scotland) Act 1997 and therefore the appraisals do not require to be statutory guidance. Key text from the appraisals will be incorporated within the LDP to ensure there is no impact on the conservation areas.
Guidance to be amended	Summary of Analysis
Affordable Housing Guide	In order to improve the usability of these documents they are to be combined to create a single clear and concise Supplementary Guidance document which sets out the Council's Developer Contribution and Affordable Housing requirements. The content of the Affordable Housing Guidance will need updated to ensure it accurately reflect the current demand for affordable housing. As well as the financial market changes there may need to be a revision to the contributions required for affordable housing which are set out in this guidance. As the financial market changes there will be a need to revise the contributions required from developers which are set out in the Developer Contributions guidance. It is also proposed to amend this guidance as it is impacting on the viability of new development and regeneration of the city centre.
Developer Contributions December 2011 incorporating Primary Education and A9 Junction guidance	
Housing in the Countryside Guide	Issues have been raised with this supplementary guidance. There is a need to redraft this document to ensure our policy position is clear.
Airfield Safeguarding	This guidance will be updated to include Bachilton Airfield.
Sustainable Design and Zero Carbon Development	This guidance is to be amended to ensure heat/cooling networks and opportunities are considered within new developments, and to reflect updated Scottish Government guidance and policy on renewable heat.
Flood Risk and Flood Risk Assessments	This guidance will be updated to reflect the new River Basin Management Plans and updated SPP.
Developer Contributions and Transport Infrastructure	As the financial market changes there will be a need revise the contributions required from developers which are set out in this guidance.
Guidance to be amended and to become non-statutory	Summary of Analysis
Loch Leven Special Protection Area and Ramsar Site Advice to planning applicants for phosphorus and foul drainage in the catchment – produced jointly by SNH & PKC	This guidance will need to be amended to reflect the change in the CAR license process. It is covered by other legislation and therefore does not require to be statutory.

Guidance to be amended and to become non-statutory	Summary of Analysis
Dunkeld – Blairgowrie Loch Special Area of Conservation Advice to planning applicants for phosphorus and foul drainage in the catchment – produced jointly by SNH, SEPA & PKC	This guidance will need to be amended to reflect the change in the CAR license process. It is covered by other legislation and therefore does not require to be statutory.
River Tay SAC Advice for Developers – produced jointly by SNH, SEPA & PKC	This guidance will need to be amended to reflect the change in the CAR license process. It is covered by other legislation and therefore does not require to be statutory.
A Guide to Incorporating Biodiversity into Development	This guidance will be updated to reflect the Biodiversity 2020 target. It is covered by other guidance and therefore does not require to be statutory.
Guidance to be deleted	
Employment and Mixed Use Areas	It is proposed that this piece of guidance is deleted. The requirements set out within the adopted guidance for employment and mixed use areas could be incorporated within the site specific developer requirement in the LDP, removing the need for this guidance document.
Green Belt Management Plan	Significant changes are being proposed to the Greenbelt policy and it is no longer proposed to prepare a Greenbelt Management Plan.
New Non- statutory Guidance Proposed	
Gypsy/Travellers' Sites	Guidance to be developed to support the existing policy criteria and provide greater clarity
Friarton Quarry	Requirement for Masterplan
Blairgowrie Eastern Expansion	Requirement for Masterplan