

ITEM No ...5.....

REPORT TO: CITY DEVELOPMENT COMMITTEE – 12 DECEMBER 2016

REPORT ON: CONSERVATION AREA APPRAISALS – TROTTICK, BAXTER PARK AND UNIVERSITY

REPORT BY: EXECUTIVE DIRECTOR OF CITY DEVELOPMENT

REPORT NO: 367-2016

1 PURPOSE OF REPORT

1.1 The City Development Committee at its meeting on 26 September 2016 (Report 271-2016 refers) remitted the Executive Director of City Development to consult with the local community and interested parties on the terms of the Draft Conservation Area Appraisals and to report back with the results of the consultation process. The purpose of this report is to present the findings of the consultation process.

2 RECOMMENDATION

2.1 It is recommended that the Committee:

- a approves the Conservation Area Appraisals as planning guidance;
- b remits the Executive Director of City Development to cancel the existing Trottick Conservation Area Boundary;
- c remits the Executive Director of City Development to give notice to the Scottish Government of the designation of the new Trottick Conservation Area boundary;
- d remits the Executive Director of City Development to advertise the designation in the Edinburgh Gazette and Evening Telegraph newspapers; and
- e remits the Executive Director of City Development to apply to the Scottish Government to replace the Article 4 Directions.

3 FINANCIAL IMPLICATIONS

3.1 There are no financial implications for the Council in terms of this report.

4 BACKGROUND

4.1 The City Development Committee on 26 September 2016 remitted the Executive Director of City Development to consult with the local community and interested parties reporting back with the results of the consultation process.

4.2 The Consultation process commenced on 20 October 2016 and was concluded on 10 November 2016. A number of informal positive comments on the appraisal documents were received verbally from local residents.

4.3 Article 4 Directions cover all of Dundee's Conservation Areas meaning that minor works such as window and door replacement, external painting and stone cleaning, erection of fences, gates and porches and works to the public realm shall require Planning Permission. The areas to be removed from the Conservation Area in Trottick shall have the Article 4 Directions removed to restore Permitted Development Rights to the residential properties.

- 4.4 No negative comments have been received as a result of the consultation. The Appraisal documents can be found at the following web links:

Trottick Conservation Area:

https://www.dundee.gov.uk/sites/default/files/publications/CD_Trottick_CA.pdf

Baxter Park Conservation Area:

https://www.dundee.gov.uk/sites/default/files/publications/CD_Baxter_Park_CA.pdf

University Conservation Area:

https://www.dundee.gov.uk/sites/default/files/publications/CD_University_CA.pdf

- 4.5 Appendix 1 highlights the new proposed boundary for the Trottick Conservation Area.

5 POLICY IMPLICATIONS

- 5.1 This Report has been screened for any policy implications in respect of Sustainability, Strategic Environmental Assessment, Anti-Poverty, Equality Impact Assessment and Risk Management. There are no major issues.

6 CONSULTATIONS

- 6.1 The Chief Executive, the Executive Director of Corporate Services and Head of Democratic and Legal Services have been consulted and are in agreement with the contents of this report.

7 BACKGROUND PAPERS

- 7.1 Scottish Government - Scottish Planning Policy (SPP) 2010.
- 7.2 Historic Scotland – Scottish Historic Environment Policy Statement – June.
- 7.3 Scottish Government - Conservation Area Management PAN 71-2004.

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30 November 2016

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APPENDIX 1



