

**REPORT TO: PLANNING AND TRANSPORTATION COMMITTEE –
24 SEPTEMBER 2001**

REPORT ON: REVIEW AND UPDATE OF DEVELOPMENT BRIEFS

REPORT BY: DIRECTOR OF PLANNING AND TRANSPORTATION

REPORT NO: 528-2001

1 PURPOSE OF REPORT

1.1 To advise Committee of the Development Briefs still fully pertinent.

2 RECOMMENDATIONS

2.1 Committee is asked to note the current status of the Planning Briefs listed in the appendix and to discharge the following Brief –

- Balgillo Road (1991)

3 FINANCIAL IMPLICATIONS

3.1 In the review and update procedure, there are no financial implications.

4 LOCAL AGENDA 21 IMPLICATIONS

4.1 Health is protected by creating safe, clean and pleasant environments.

The purpose of the site planning brief is to secure just such environments for both occupiers of the development and other nearby land use occupants.

4.2 Places, spaces and objects combine meaning and beauty with utility. The purpose of the briefs is to secure a quality development, be it residential, industrial or commercial.

5 EQUAL OPPORTUNITIES IMPLICATIONS

5.1 Full regard will be given to the pursuit of equal opportunities' values, as approved by the Council's Equal Opportunities' Policy in the preparation of any brief. Likewise, wherever possible, existing best design practice for access for the physically impaired will be incorporated.

6 BACKGROUND

6.1 Where the following briefs apply, and development has commenced, those still valid until all development has been completed and are to remain applicable.

6.2 The Balgillo Brief is to be discharged as the development is now substantially complete.

- 6.3 This shows good progress in the development of the Briefs. Further Briefs are being advanced and will be included in the next years audit

7 CONSULTATIONS

- 7.1 The Chief Executive, Director of Finance, Director of Support Services, Director of Corporate Planning, and have been consulted and are in agreement with the contents of this report.

8 BACKGROUND PAPERS

- 8.1 Dundee and Angus Housing Land Audit, June 2001.

Mike Galloway
Director of Planning & Transportation

Keith Winter
Policy and Regeneration Manager

3 September 2001

KW/JMcG/EJ PO15

Dundee City Council
Tayside House
Dundee

APPENDIX

BRIEF	COMMITTEE APPROVED	LAND USE	STATUS
Caird Ashton Works, City Centre	1991	Commercial/Industrial	Site infrastructure and two advanced units completed
Trades Lane, City Centre	1995	Housing/Commercial	Site capacity 22 flatted units. 0 built. Ground works recently started.
Dundee Royal Infirmary, City Centre	1996	Housing	Site capacity 163 houses. 0 built. However, first phase well advanced.
Ninewells Avenue, West End	1998	Housing	Site capacity 97 houses. 22 built.
Larch Street/Brook Street, City Centre	1998	Housing	Site capacity 136 houses. 17 built. First phase now well underway.
Victoria Docks, City Centre	1998	Housing/Commercial	Site capacity 246 houses. 0 built. Commercial refurbishment partially complete. Ground works for houses now commenced. Planning permission for hotel and conference facility granted.
Eliza Street, Mains Loan, Stobswell	2000	Housing	25 houses. 0 built.
Victoria Street/Albert Street, Stobswell	2000	Housing	No specific number referred to in Brief.
Blackness Nursery/West End	2000	Housing	5 houses. 0 built
Commercial Street/Exchange Street, City Centre	2001	Housing/Retail	9 flats/1 shop. 0 built.