

**Proposed Argyll and Bute Local Development Plan : Supplementary  
Guidance Consultation : Green Network Maps**

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**1.0 EXECUTIVE SUMMARY**

- 1.1 The main purpose of this report is to advise the PPSL of the next stage of the Development Plan process, which is the further development of Supplementary Guidance to support the Local Development Plan. Supplementary Guidance forms a statutory part of the Development Plan once adopted. It provides further detail on the policies or proposals contained in the Local Development Plan.
- 1.2 An initial set of Supplementary Guidance has already been before Council during 2013 and further sets will follow during the lifetime of the Local Development Plan.
- 1.3 The report outlines stages in the process towards adoption of this Supplementary Guidance in accordance with the Planning etc. (Scotland) Act 2006. The current stage is seeking authorisation for consultation on the proposed Supplementary Guidance contained within the appendices.
- 1.4 This proposed Supplementary Guidance relates to the Green Network Maps, which will support the Green Network Supplementary Guidance policy.
- 1.5 Recommendations are that Members:-
  - Note the Supplementary Guidance as contained in Appendix 1 to this report and agree to it being issued for public consultation for a period of 6 weeks.
  - Agree that at the end of this consultation a report be submitted to the PPSL. The report will summarise the issues raised by any representations received on this Supplementary Guidance and will provide recommendations for consideration by the PPSL; and
  - Note the process for adoption of the Supplementary Guidance.

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## **2.0 INTRODUCTION**

2.1 This report concerns proposed consultation on additional Supplementary Guidance that will accompany the Argyll and Bute Local Development Plan. It outlines the next stages in the process towards adoption of this Supplementary Guidance in accordance with the Planning etc. (Scotland) Act 2006. Supplementary Guidance forms a statutory part of the Development Plan once adopted.

2.2 This proposed Supplementary Guidance is related to Green Network mapping which accompanies the Green Network Supplementary Guidance policy (already agreed). Scottish Planning Policy recommends the identification of green networks. The proposed Development Plan defines Green Networks in the Argyll and Bute context as the connectivity of areas of open space, natural habitats and pathways linking together natural, semi-natural and man-made corridors including leisure/recreational space, creating an interconnected network that provides opportunities for physical and recreational activity, enhancing biodiversity, the movement of species and the quality of the external environment and increasing accessibility within settlements and to the surrounding countryside. The consultation relates to the green network maps for the 6 Main Towns of Campbeltown, Dunoon, Helensburgh, Lochgilphead/Ardrishaig, Oban and Rothesay.

2.3 It should be noted that an initial set of Supplementary Guidance, including the Green Network policy was consulted on in parallel with the Proposed Local Development Plan. This has already been dealt with by [Council in March 2014](#).

## **3.0 RECOMMENDATIONS**

That the Members:-

- 3.1 Note the proposed Supplementary Guidance as contained in Appendix 1 to this report and agree to it being issued for public consultation for a period of 6 weeks.
- 3.2 Agree that at the end of this consultation a report be submitted to the PPSL. The report will summarise the issues raised by any representations received on this Supplementary Guidance and will provide recommendations for consideration by the PPSL

3.3 Note the process for adoption of the Supplementary Guidance.

#### **4.0 DETAIL**

- 4.1 The Planning etc. (Scotland) Act 2006 (Section 22) introduces the concept of Supplementary Guidance (SG) into the Development Plan process; where the Local Development Plan (LDP) focusses on vision, the spatial strategy and overarching policies / proposals and the Supplementary Guidance containing the detail. Once adopted, SG becomes a statutory part of the Development Plan, which is the principle material consideration in the determination of submitted planning applications.
- 4.2 Supplementary Guidance covers topics that have been specifically identified in the LDP as a topic for SG. The SG must be limited to the provision of further information or detail in respect of policies or proposals in the LDP. The content of the SG does not need to be scrutinised by an independent Examination process as the principle of the policy or proposal is contained within the LDP, which is subject to Examination.
- 4.3 The main part of the SG was approved by Council in March 2014 and is proposed to be adopted in parallel with the LDP, given the need for integration between the overarching and detailed policy levels. The additional Supplementary Guidance contained in this report continues the process of providing detailed policy to support the Local Development Plan. Throughout the life of the new Local Development Plan further Supplementary Guidance will be rolled out.
- 4.4 The Green Networks mapping provides additional detail for policy LDP 3 – Supporting the protection, conservation and enhancement of our environment in the LDP and links to the already consulted on supplementary guidance SG LDP ENV 8 Protection and Enhancement of Green Networks. See Appendix 1
- 4.5 Following consultation, the planning authority is required to send the Scottish Ministers a copy of the SG they wish to adopt. This can only take place after the Adoption of the Local Development Plan. At that time authorities must also send the ministers a Statement setting out the publicity measures they have undertaken, the comments they have received and an explanation of how these comments were taken into account.
- 4.6 The scrutiny of the SG by the Scottish Ministers prior to adoption is focused on ensuring the principles of good public involvement and a proper connection with the LDP have been achieved consistently rather than the on the detailed policy content. It should be noted that SG cannot be adopted that is significantly contrary to Scottish Planning Policy.
- 4.7 After 28 days have elapsed from submission of the SG to the

Scottish Government the authority may adopt the SG unless Scottish Ministers have directed otherwise. There will be ongoing work on Supplementary Guidance throughout the life of the LDP. The full list of proposed SG is contained within the [Development Plan Scheme](#).

## 5.0 CONCLUSION

- 5.1 Supplementary Guidance has been prepared on Green Network mapping. This Supplementary Guidance provides necessary additional detail to the Local Development Plan policies.
- 5.2 PPSL approval is sought for the draft Supplementary Guidance, shown in the appendices to this report, to undergo public consultation prior to adoption by the Council.
- 5.3 The responses to the consultation will be assessed and a report prepared for PPSL setting out the issues and making recommendations.

## 6.0 IMPLICATIONS

- 6.1 Policy This stage is for consultation purposes only. However, the Supplementary Guidance, once adopted, will form a statutory part of the Development Plan, which is the principle material consideration in the determination of submitted planning applications
- 6.2 Financial None arising from this report
- 6.3 Legal None arising from this report.
- 6.4 HR None arising from this report
- 6.5 Equalities Equality impact Assessment screening and Strategic Environmental Assessment have been undertaken on the overarching policies and proposals to the SG contained in the Proposed Local Development Plan
- 6.6 Risk Failure to demonstrate appropriate consultation to the Scottish Government would leave the Council unable to adopt the Supplementary Guidance, which provides necessary detail for the Development Plan.

**Executive Director of Development and Infrastructure Services**

**Pippa Milne**

26/08/2014

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## APPENDICES

Appendix 1 – Proposed Supplementary Guidance for public consultation :  
Green Network Maps

## **APPENDIX 1 – Green Networks Maps**

**NOTE : The maps proposed for consultation are available in the members room.**

- A1.1 The Supplementary Guidance for Green Networks was approved by Council in March 2014 with a caveat that mapping of the proposed Green Networks for the 6 main towns would follow.
- A1.2 The wording of the approved Green Network SG and the corresponding justification is :-SG LDP ENV 8 – Protection and Enhancement of Green Networks  
Argyll and Bute Council will encourage developments to contribute towards the creation, retention and improvement of Green Networks within and surrounding the Main Towns of Campbeltown, Dunoon, Helensburgh, Lochgilphead/Ardrishaig, Oban and Rothesay. Within defined Green Networks, development Proposals will be expected to demonstrate that they safeguard and enhance the environmental integrity and functionality of the Green Network.
- A1.3 The proposed Green Network mapping has now been completed in draft form and Member approval is sought to carry out public consultation. It is proposed that this public consultation should take the form of :-
- § The mapping being prominently placed on the Council’s website, with downloadable and online comments forms being made available for completion and return for a 6 week period;
  - § Half day engagement meetings taking place in each of the main towns with invited local interest groups and representatives from the Community Council’s with the aim of using local knowledge and experience to help to advise on the appropriateness of the proposed Green Network boundaries in their locality.;
  - § Consultation with the Area Committees at Business Days during the consultation period.
  - § a range supporting materials providing background information regarding derivation of the Green Networks to accompany the mapping.