

**Delayed Office Opening  
for Employee Training**

*This office will be closed from  
8.45am - 11.00am on the first  
Thursday of each month.*

**The Environment Service**

*David Littlejohn: Head of Planning and Development*

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Our ref: 695679

Date: 26 May 2016

Dear Ms McKinnon


I am writing in response to your enquiry regarding the Proposal of Application Notice for the Local Development Plan MU3 Mixed Use site at Perth Airport. MU3 is currently allocated as a mixed use site that could accommodate 50 houses. This site is on greenfield land. This land is shaded in blue within the Local Development Plan is designated as existing Employment Land and would be considered brownfield land. In terms of your specific concerns, I can confirm that Mixed Use site is currently subject to the embargo for further planning consents for sites of 10 or more prior to the Cross Tay Link Road becoming a committed project. This is clearly stated under **5.30.3 Infrastructure Considerations** on page 136 of the adopted Local Development Plan. The embargo would not prevent a proposal for employment uses to be permitted on the MU3 site in the unlikely event that this were proposed.

In terms of the development of MU3, any planning application would need to address this as a coherently designed site. It would not be appropriate to progress this site through piecemeal development which did not address the **Site Specific Developer Requirements** provided within the Local Development Plan. As the Mixed Use site is considered a greenfield site and based on the current embargo status of the site, any planning application brought forward for determination before the Cross Tay Link Road is a committed project, is likely to be recommended for refusal. Nonetheless, should the planning application be refused, it is within the developer's rights to appeal this decision.

There are no other mixed use sites that are similarly restricted within the Cross Tay Link Road embargo area.

I hope this answers your questions and clarifies the process.

Yours sincerely



Bea Nichol - Planning Officer (Development Plans Team)

**The Environment Service**

*Depute Chief Executive Jim Valentine • Director (Environment) Barbara Renton*