

# Development Management Sub Committee

report returning to Committee - Wednesday 9 February 2022

## **Application for Planning Permission 21/00518/FUL at Former Agilent Technologies, Scotstoun Avenue, South Queensferry.**

**Residential development comprising 16 flats with  
associated car and cycle parking, infrastructure and  
landscaping (as amended).**

**Item number**

**Report number**

**Wards**

B01 - Almond

## **Recommendations**

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It is recommended that this application be Granted subject to the details below.

## **Background information**

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The application was previously considered by the Development Management Committee on 27 October 2021. The application proposes the erection of a total of 16 residential flats. At the committee it was resolved to grant planning permission subject to the conclusion of a legal agreement to secure the delivery of affordable housing.

## **Main report**

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LDP Policy Hou 6 (Affordable Housing) requires that residential development consisting of 12 or more units should include provision for affordable housing amounting to 25% of the total number of units proposed. For proposals of less than 20 dwellings, a commuted sum may be acceptable.

In securing the development of this site it was agreed that the delivery of affordable housing would be through a link with a development at Barnton Avenue West. Planning permission was granted for the development of this site (application reference 21/00461/FUL at the Development Management Sub Committee on 27 October 2021. A legal agreement was required to secure the affordable housing and link the two sites.

During the progression of the drafting of the S75 Agreement, the applicant on the Barnton Avenue West site has requested that the method of delivery of the affordable housing be altered from the agreed off site provision at Queensferry to a commuted sum. The two sites will no longer be linked in relation to the delivery of affordable housing. The legal agreement associated with this application at Queensferry will be progressed to maintain the delivery 100% affordable housing on site as a stand-alone proposal.

Committee are asked to note the update to this application. The legal agreement has been drafted and is close to a conclusion.

## Links

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### **Policies and guidance for this application**

LDPP, LDES01, LDES02, LDES04, LDES05, LDES06, LDES07, LEN09, LEN03, LEN09, LEN21, LEN22, LEMP09, LHOU01, LHOU02, LHOU03, LHOU04, LHOU06, LTRA02, LTRA03, LTRA04, LDEL01,

A copy of the original Committee report can be found in the list of documents at

<https://citydev-portal.edinburgh.gov.uk/idoxpa-web/applicationDetails.do?activeTab=documents&keyVal=QNWHC7EWN0000>

Or Council Papers online

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