

City Plan 2030 Development Plan Scheme September 2023



Development Plan Scheme **September 2023**

Contents

What is a Development Plan Scheme?	3
What is a Development Plan?	3
Proposed City Plan 2030 – Update	4
Timetable : City Plan 2030	5
Edinburgh’s next plan after City Plan 2030: City Plan 2040	7
New style plans	8
Engagement opportunities and evidence gathering	9
Local Place Plans	12
How to stay up to date	13

What is a Development Plan Scheme?

A development plan scheme sets out how the next local development plan will be prepared. It includes:

- an explanation of what a development plan is
- a timetable for preparing the future local development plan, and
- details on how to get involved.

The Council needs to publish a development plan scheme at least once a year. The Council's last development plan scheme was published in September 2022.

What is a Development Plan?

How we plan our places has an effect on everyone. Our lives are shaped by the places where we live, work and visit and these are shaped by planning decisions. Development plans set out the strategy and policies to guide those decisions.

Scottish Government legislation requires Councils to prepare a local development plan for their area. A local development plan contains a 10-year strategy for the future development of an area and sets out policies and proposals which are used to determine planning applications. It is accompanied by a statutory Action Programme which is used to ensure delivery of the plan's policies and proposals, including necessary infrastructure. Our local development plan is the [Edinburgh Local Development Plan 2016](#).

There is a new legislative framework for development planning provided by the [Planning \(Scotland\) Act 2019](#). This outlines new procedures on how to prepare plans. The expectation is for a new style of local development plan and [new regulations](#) add to this. [New local development planning guidance](#) was issued in May 2023 and this sets out the aims and expectations for the new style plan and provides a step by step guide. There is an expectation that new style local development plans will be in place 5 years after the new regulations published in May 2023.

This means that our City Plan 2030, will be the last plan made under the previous plan system. Further information on changes to the planning system is available on the [Scottish Government webpage](#).

Proposed City Plan 2030 – Update

City Plan 2030 is the name for Edinburgh’s updated local development plan under the previous system and transitional arrangements allow it to carry through to adoption. The proposed plan has been prepared and following approval at Planning Committee on 30 November 2022, it was submitted to the Scottish Government for examination on 9 December 2022.

A team of reporters from the Scottish Government’s Planning and Environmental Appeals Division (DPEA) has been appointed; and the development plan examination began in February this year. Details can be found on the [DPEA’s website](#).

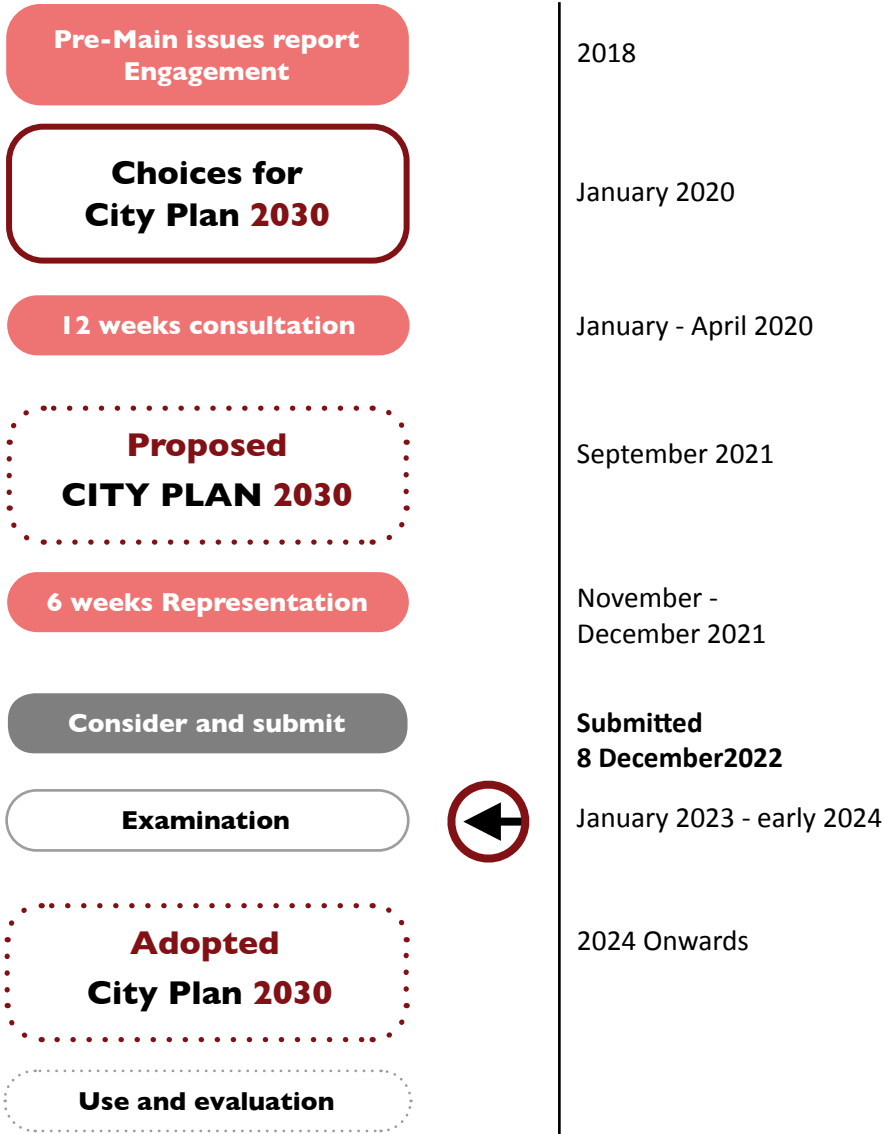
As part of the examination a hearing is scheduled to take place on 26-27 September 2023. It is due to consider housing land, business and infrastructure. The reporters are gathering further evidence to inform the hearing and examination process.

Once the examination is complete, a Report of Examination is sent to the planning authority. The Council will then consider adopting the plan, including the recommendations of the Report which could include proposed modifications to the plan.

After the examination, the City Plan 2030 should be adopted early to mid 2024, depending on when the Council receives the Report on Examination from the DPEA.

When adopted, City Plan 2030 will replace the Edinburgh Local Development Plan (2016).

Timetable : City Plan 2030



Development Plan Scheme **September 2023**

Stage	Timetable
Choices for City Plan consultation	Consultation took place January to March 2020, with responses accepted to end April 2020 due to Covid-19 pandemic
Proposed Plan reported to Planning Committee	Proposed City Plan 2030 was reported to Planning Committee in September 2021 and approved for its Representation period
Period for representations on Proposed Plan	Period for Representations took place from 6 November to the 20 December 2021
Submit Plan and representations to Scottish Ministers	City Plan 2030 and the Representation documents were approved by Planning Committee for submission to Ministers on 30 November 2022. The full submission was lodged on 8 December 2022.
Examination and Report of Examination	Reporters have been appointed and the Examination started on 8 December 2022. A series of Further Information Requests have been issued to gather further evidence. The Hearing will take place on 26-27 September 2023.
Plan as Modified	The Report of Examination is now likely to be published early 2024. The Council must resolve whether or not to adopt the plan with recommendations from the Report of Examination within 3 months of the report being published.
Notify Scottish Ministers of intention to adopt	
Adoption	

The Edinburgh Local Development Plan (2016) is accompanied by 12 Supplementary Guidance documents. These also form part of the overall development plan. They cover the following matters:

- Town Centres, guidance covering 9 town centres including the City Centre Retail Core (adopted);
- Developer Contributions and Infrastructure Delivery (finalised, not adopted);
- Edinburgh BioQuarter and Little France Park (finalised, not adopted); and
- Heat Opportunities Mapping (adopted).

When City Plan 2030 is adopted, these documents will be superseded along with the Edinburgh Local Development Plan (2016). New non-statutory guidance will be developed, and existing non-statutory guidance will be reviewed in respect of [National Planning Framework 4](#) and City Plan 2030.

Edinburgh's Next Plan after City Plan 2030: City Plan 2040

As we approach the adoption of City Plan 2030, we need to start thinking about the next local development plan.

City Plan 2040 will be prepared under the new legislation and guidance which was published by the Scottish Government in May 2023. There are three main stages to this new process:

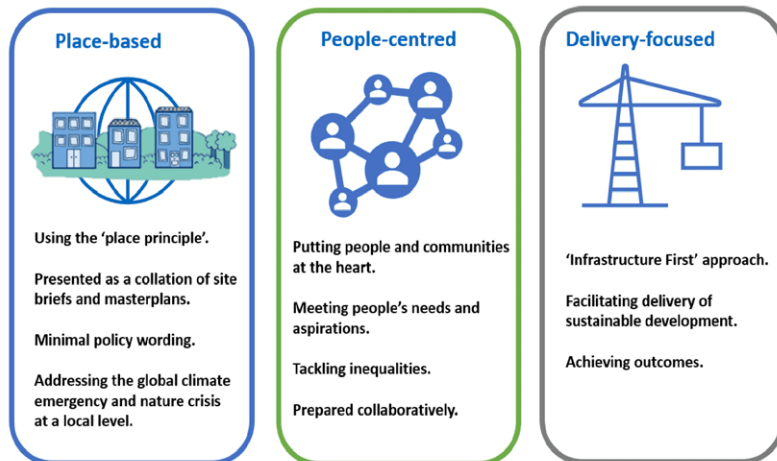
- 1) Evidence Gathering
- 2) Plan Preparation
- 3) Delivery

Under the new process, local development plans should be prepared within 5 years of the publication of the new development planning regulations and guidance. The expectation is that every planning authority in Scotland will have a new style local development plan in place by May 2028. There is then a 10 year cycle for preparing subsequent plans.

In preparing City Plan 2040, we will need to consider many things including National Planning Framework 4, Regional Spatial Strategy, Local Place Plans and other Council strategies and plans.

New Style Plans

The expectation is that the new style plans will be more place based, people-centred and delivery-focused as outlined below.



Credit : Scottish Government - Local development planning guidance

City Plan 2040 needs to tell a clear and compelling story about the future of places. It is expected that City Plan 2040 will focus on place and on visual plans rather than text and policies, given the role of National Planning Framework 4 policies. This focus on place will help to encourage public engagement.

Stage 1 - Participation Statement and Evidence Gathering

We are currently at the Evidence Gathering stage which is made up of the following:

a) Early Preparation

- Preparation of Development Plan Scheme (DPS) including Participation Statement.
- Invitation to local communities to prepare Local Place Plans. These Local Place Plans can be submitted to the Council for the Evidence Report Stage or the Proposed Plan Stage.
- Early thinking about delivery programme.

b) Evidence Report

- Gather and collate appropriate evidence.
- Seek the views of key agencies, children and young people, disabled people, Gypsies and Travellers, community councils and the public at large in the preparation of the Evidence Report.
- Prepare the Evidence Report for approval by full Council and submission to Scottish Ministers.

c) Gate Check

- The Scottish Ministers appoint a person to assess the Evidence Report – to determine whether the planning authority has enough information to prepare the local development plan.

Engagement Opportunities and Evidence Gathering: Early Preparation

- We will engage on the Participation Statement – end of 2023.
- We will issue an invitation for the preparation of Local Plan Plans following approval of this Development Plan Scheme. These Local Place Plans can be submitted to the full Council for the Evidence Report Stage or the Proposed Plan Stage.

Draft Participation Statement

This Development Plan Scheme and the draft Participation Statement are the first step of the Evidence Gathering stage. We will engage on the Participation Statement by the end of 2023.

We need to consider how the new style plan can best meet the needs and aspirations of the different people who have an interest in a place. Good engagement is therefore critical.

The Participation Statement is a summary of when and how the Council is likely to engage the public on City Plan 2040. It considers who is to be included and how we intend to involve different people within the process. Edinburgh is made up of many different communities and it is important that we reach out and listen, particularly to those who find it more challenging to engage with planning.

Development Plan Scheme September 2023

We must seek the views of the public on what the content of the Participation Statement should be, and have regard to any views expressed. We will engage on the draft Participation Statement to allow stakeholders to tell us how they can be most effectively consulted so we can take this into account.

In the new plan process, there will be different opportunities when people and communities can influence the shape of City Plan 2040.

Evidence Gathering: Evidence Report

We will seek the views of people to help inform the preparation of the Evidence Report including key agencies, children and young people, disabled people, Gypsies and Travellers, community councils and the public at large.

Stage 2. City Plan 2040 : Plan Preparation

We will put out a call for ideas to inform the plan based on themes and sites.

We will work collaboratively with key agencies and stakeholders.

We will take into account valid Local Place Plans.

There will be a formal public consultation and representation period.

How we will inform and raise awareness of engagement activities

- Web pages for next plan.
- Social media campaigns.
- Local advertising (for example: lamp post wraps)
- Local newspapers and newsletters.
- Local and targeted advertising to help capture harder to reach groups including at local libraries, community centres/halls, special schools and faith locations.
- Targeted e-mails to stakeholders and interest groups including community councils.
- Notifying neighbours and owner/occupiers of sites included in the Proposed Plan.
- Development of project mailing list.

How we will consult, involve and collaborate on City Plan 2040 plan preparation

- On-line tools which would include surveys/questionnaires and also interactive place-based activities if resource is available.
- Drop-in sessions/workshops spread throughout the city to target a range of socio-economic areas.
- Webinars based on either themes or place.
- A range of events to reach across the community including people with 'protected characteristics' and their representative organisations. These include older people, disabled people, Gypsies and Travellers, ethnic minorities and women. We will ensure the right support is in place so people can attend events and express their views.
- Children and young people engagement programme including place standard sessions.
- Community workshops focusing on community councils and communities who have submitted local place plans.
- Stakeholder and key agency discussion sessions.

Local Place Plans

Another significant change introduced by 2019 Planning Act are Local Place Plans. There is guidance on how these should be prepared, submitted and registered which is outlined in [Circular 1/2022: Local Place Plans](#) There is also more information on [Our Place](#).

Local Place Plans give communities the right to produce their own plans for the development and use of land, taking account of the current Local Development Plan. Planning authorities are required to take registered Local Place Plans into account in preparing the local development plan.

An invitation will be issued to community bodies to invite them to prepare a Local Place Plan and this will include a date by which they should be prepared.

A website will be set up to provide guidance to help communities to prepare a Local Place Plan including a suggested template. This will also host [registered Local Place Plans](#).

Along with the Participation Statement, this call for Local Place Plans forms part of the early preparation stage for City Plan 2040.

HOW TO STAY UP TO DATE

Follow us:

X (formerly Twitter): @planningedin

Blog: planningedinburgh.com

View the City Plan 2030 project webpage at:
www.edinburgh.gov.uk/cityplan2030

View the City Plan 2040 project webpage at:
www.edinburgh.gov.uk/cityplan2040

To find out more about engagement in the City Plan 2030 project or add yourself to the mailing list:

cityplan2030@edinburgh.gov.uk

Questions about the content of the current local development plan:

localdevelopmentplan@edinburgh.gov.uk

Contact us by post

City Plan 2030,

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Development Plan Scheme

September 2023



HAPPY TO TRANSLATE

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