

ITEM No ...7.....

REPORT TO: FAIR WORK, ECONOMIC GROWTH AND INFRASTRUCTURE COMMITTEE – 17 FEBRUARY 2025

REPORT ON: DUNDEE CITY COUNCIL LOCAL DEVELOPMENT PLAN (2019) DELIVERY PROGRAMME 2025

REPORT BY: EXECUTIVE DIRECTOR OF CITY DEVELOPMENT

REPORT NO: 28-2025

1 PURPOSE OF REPORT

1.1 The report seeks approval of the Dundee Local Development Plan Delivery Programme 2025.

2 RECOMMENDATION

2.1 It is recommended that the Committee:

- a approves the Dundee City Council Local Development Plan (2019) Delivery Programme 2025 as set out in Appendix 1; and
- b remits the Head of Planning and Economic Development to publish the Delivery Programme 2025 and submit to Scottish Ministers.

3 FINANCIAL IMPLICATIONS

3.1 There are no financial implications for the Council as a result of this report.

4 BACKGROUND

4.1 At the time of its adoption, the Dundee Local Development Plan 2019 was required to publish an Action Programme to support delivery of the plan. The Action Programme was prepared in support of the Dundee Local Development Plan and highlights the actions, including key infrastructure and other projects that will be required to deliver each of the policies and proposals contained in the Local Development Plan. The first Action Programme was published and submitted to Scottish Ministers in 2019, with a subsequent Action Programme published in May 2022.

4.2 The preparation of a Delivery Programme is a requirement under Section 21 of the Town & Country Planning (Scotland) Act 1997, as amended by the Planning (Scotland) Act 2019. A notable revision to the 1997 Act is the change in terminology throughout whereby references to “action” are now amended to “delivery”. This is a deliberate attempt to refocus the purpose of this document and to set out how an authority aims to successfully deliver its Local Development Plan (LDP).

4.3 The Planning (Scotland) Act 2019 (Commencement No 12 and Saving and Transitional Provisions) Regulations 2023 states that when the current Action Programme is reviewed, it will become a Delivery Programme. This is therefore an opportunity for the Delivery Programme to be considered alongside the preparation of an LDP, ensuring a realistic and deliverable plan with agreed actions and investment propositions.

Delivery Programme 2025

4.4 A Delivery Programme is a document setting out how a local authority proposes to implement the Local Development Plan to which it relates.

- 4.5 The Scottish Government's Local Development Planning Guidance, May 2023, sets out the new process for preparing a Delivery Programme including its form and content and consultation and reporting arrangements.
- 4.6 As a minimum, the Delivery Programme must set out:
- a a list of actions required to deliver policies and proposals contained in the LDP; including education, transport, open space, community proposals, and other infrastructure including mixed infrastructure and flooding and drainage;
 - b an explanation as to how those actions are to be undertaken;
 - c the timescale for the conclusion of each action; and
 - d the expected sequencing of, and timescales for, delivery of housing on sites allocated by the LDP (a "housing delivery pipeline").
- 4.7 The purpose of the Delivery Programme, which is to be approved by the Committee, is to establish its status as a corporate tool as per Scottish Government Local Development Plan Guidance. While it is shaped by various service areas, the programme is intended to influence decision-making regarding broader service investments and the implementation of actions that support the Local Development Plan.

Dundee City LDP 2019 Delivery Programme – Form and Content

- 4.8 The Delivery Programme (Appendix 1) is presented as follows:
- a National Developments (NPF4);
 - b Strategic Developments;
 - c Development Sites (LDP 2019); and
 - d Policy Considerations (LDP 2019).
- 4.9 To ensure the robustness of the timescales within the Delivery Programme updates were requested from responsible named parties and these have been incorporated into the Delivery Programme.
- 4.10 The progress on Development Sites is monitored and updated through the annual Housing Land Audit and Business Land Audit process. The housing development sites have been thoroughly consulted through the Housing Land Audit (HLA) process. The HLA monitors housing completions and projected programming to inform future house building. HLAs are a mechanism by which local authorities can evaluate the adequacy of the housing land supply in relation to policy requirements and directly inform decisions regarding planning and infrastructure. The HLA process involves extensive consultation with a range of stakeholders including developers on an annual basis.
- 4.11 Given the importance of supporting housing delivery through a plan-led approach, Delivery Programmes require to be submitted to Scottish Ministers by 31 March 2025.
- 4.12 The review of the Dundee Local Development Plan is currently at the Evidence Gathering stage, where a range of information is being collated. The next steps involve preparing an Evidence Report and submitting this to the Scottish Ministers for assessment at gate check. Following this, alongside the preparation of the Proposed Plan a Delivery Programme will be prepared in accordance with the Local Development Planning Guidance.

5 POLICY IMPLICATIONS

- 5.1 This report has been subject to the Pre-IIA Screening Tool and does not make any recommendations for change to strategy, policy, procedures, services or funding and so has not been subject to an Integrated Impact Assessment. An appropriate Senior Manager has reviewed and agreed with this assessment.

6 CONSULTATIONS

- 6.1 The Council Leadership Team were consulted in the preparation of this report.

7 BACKGROUND PAPERS

- 7.1 None.

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4 February 2025

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February 2025

DUNDEE LOCAL DEVELOPMENT PLAN DELIVERY PROGRAMME

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The Delivery Programme

The preparation of a Delivery Programme is a requirement under Section 21 of the Town & Country Planning (Scotland) Act 1997, as amended by the Planning (Scotland) Act 2019. A notable revision to the 1997 Act is the change in terminology throughout whereby references to ‘action’ are now amended to ‘delivery’. This is a deliberate attempt to refocus the purpose of this document and to set out how an authority aims to successfully deliver its Local Development Plan (LDP).

The Planning (Scotland) Act 2019 (Commencement No. 12 and Saving and Transitional Provisions) Regulations 2023 states that when Action Programmes associated with adopted LDPs are reviewed as required, these will become Delivery Programmes despite the absence of a new-style plan at this stage. This is therefore an opportunity for the Delivery Programme to be considered alongside the preparation of an LDP, ensuring a realistic and deliverable plan with agreed actions and investment propositions.

The adopted Delivery Programme will serve as a project management tool and will demonstrate a commitment to development planning being delivery and outcomes focused throughout; as opposed to monitoring a range of actions.

Regulation 24 of The Town and Country Planning (Development Planning) (Scotland) Regulations 2023 stipulates that a delivery programme is to set out the following matters:

- A. a list of actions required to deliver each of the policies and proposals contained in the local development plan and an explanation as to how those actions are to be taken,
- B. the timescale for the conclusion of each such action,
- C. the expected sequencing of, and timescales for, delivery of housing on sites allocated by the local development plan.

Dundee City Council (DCC) will consult with and reflect the reviews of key agencies and Scottish Ministers as required by 2023 Regulations. The Delivery Programme will be kept under review and updated at least every two years or sooner should Scottish Ministers direct the authority to update it.

The Delivery Programme is available via DCC website at:

www.dundee.gov.uk/localdevplan

Structure

The Delivery Programme is structured as follows:

- National Developments (NPF4)
- Strategic Developments
- Development Sites (LDP 2019)
- Policy Considerations (LDP 2019)

The document will be a mechanism by which DCC can outline how sites have been prioritised and will identify timescales for delivery and any interventions required.

The National Developments relate to those outlined in National Planning Framework 4 (NPF4), whilst the Strategic Developments were previously informed by TAYplan Strategic Development Plan (SDP). As of February 2023, TAYplan SDP ceases to exist and therefore all references to the SDP have been removed from the

remainder of the Delivery Programme. However, details of action and delivery of strategic strategies have been retained as these form part of the strategy of the Dundee Local Development Plan 2019.

The Delivery Programme sets out the constraints, actions and timescales for each of the allocated sites. This is largely focused on housing delivery but also, the delivery of development on the vacant sites within the Economic Development Areas, Commercial Centres and Leisure Parks. The Delivery Programme will complement the Housing Land Audit (HLA) in supporting and driving the delivery of land for housing and will promote an infrastructure first approach.

Monitoring the progress of the outcomes from each Local Development Plan policy is then considered throughout Section 3 of the document.

DCC will provide input into the [NPF4 Delivery Programme](#) for the Scotland-wide national developments and this Delivery Programme will focus on the national and strategic projects within the city.

National & Strategic Developments

This section of the Delivery Programme highlights projects that are of national or strategic importance to Dundee. Notably, the Dundee Waterfront is designated in NPF4 as a national development. This development aims to create a high-quality, mixed-use, and locally livable place demonstrating resilient waterfront regeneration while addressing climate impacts. The updates provided on National Projects have been consulted upon and coordinated through the Scottish Futures Trust.

Additionally, other projects identified in this section are strategically significant for Dundee, whether through the delivery of key projects or the necessary infrastructure to support the city's growth. Relevant parties have been engaged during the preparation of the Delivery Programme to ensure the accuracy of the information presented. All projects will continue to be monitored.

SITE/PROJECT NAME	SITE DETAILS	PROPOSAL/ALLOCATION DETAILS	INFRASTRUCTURE REQUIREMENTS/SITE CONSTRAINTS	ACTIONS & TIMESCALES	RESPONSIBLE PARTIES	PROGRESS 2025
DUNDEE WATERFRONT (including Dundee Port)	Riverside to Port of Dundee, including Claverhouse Principal Economic Development Area; over 250ha of development land; largely DCC owned, with Forth Ports owning Port of Dundee	<p>Ensuring an effective long-term supply of suitably located land for Economic Development.</p> <p>Mixed uses including business, commercial, leisure, retail, residential and Port related uses.</p> <p>Planning Applications</p> <p>22/00524/FULM: Erection of new office block with 2 commercial units</p> <p>22/00852/FULM: Proposed erection of a warehouse (Class 6) with ancillary offices (Class 4)</p>	No major infrastructure constraints	<p>DCC to market Central Waterfront sites and work with private sector to consider development options.</p> <p>Timescales: Ongoing</p> <p>Developers and other landowners to take forward development opportunities.</p> <p>Timescales: Ongoing</p>	DCC, landowners, developers, Tactran, Forth Ports, Scottish Enterprise	<p>Central Waterfront current activity:</p> <p>Site 1: BT Group headquarters completed.</p> <p>Site 6 - James Thomson House has started on site</p> <p>Site 19 - Customs House is being actively marketed</p> <p>Part of Site 22 (28-30 Trades Lane) being actively marketed</p> <p>Work commenced on industrial unit at East Claverhouse Industrial Estate</p>

SITE/PROJECT NAME	SITE DETAILS	PROPOSAL/ALLOCATION DETAILS	INFRASTRUCTURE REQUIREMENTS/SITE CONSTRAINTS	ACTIONS & TIMESCALES	RESPONSIBLE PARTIES	PROGRESS 2025
				<p>Tactran to consider transport infrastructure improvements. Timescales: Ongoing</p> <p>Forth Ports to continue to improve Port of Dundee facilities. Timescales: Ongoing</p>		
MICHELIN SCOTLAND INNOVATION PARC (MSIP)	<p>A 32ha site, a joint venture between J&D Wilkie Ltd & Scottish Enterprise.</p> <p>An economic hub focusing on manufacturing, creation of an advanced textiles cluster, sustainable innovation and decarbonisation.</p>	<p>Ensuring an effective long-term supply of suitably located land for Economic Development</p> <p>Mixed uses: large-scale manufacturing, light manufacturing, innovation space, skills space, office space & green energy</p>	<p>Infrastructure is in place on site, with range of unit sizes. Further investment into infrastructure and utilities on the southern side may be required given age, use and configuration of existing buildings</p>	<p>DCC to support, as appropriate, J&D Wilkie and Scottish Enterprise in delivery of the new owners 5-year vision & plan</p>	<p>MSIP, J&D Wilkie & Scottish Enterprise</p>	<p>Innovation hub complete and now fully operational</p> <p>Skills Academy has launched and welcoming new learners</p> <p>Innovation labs and makerspace running successfully</p> <p>Small industrial units fully occupied</p> <p>16 companies / 200 staff on site</p> <p>J&D Wilkie becoming majority shareholder of MSIP.</p>

SITE/PROJECT NAME	SITE DETAILS	PROPOSAL/ALLOCATION DETAILS	INFRASTRUCTURE REQUIREMENTS/SITE CONSTRAINTS	ACTIONS & TIMESCALES	RESPONSIBLE PARTIES	PROGRESS 2025
EDEN PROJECT	6ha former gas works site proposed to be developed for the Eden Project eco-tourism and education/social enterprise. The site is currently in private ownership (SGN).	Allocated as a General Economic Development Area within the Dundee LDP and identified as a National Development as part of Dundee Waterfront as defined in NPF4. Current planning application 23/00814/FULM for the Project and 23/00813/PPPL for a pedestrian/cycle footway over East Dock Street to Camperdown Street.	Currently partially contaminated due to former uses, permission granted under 23/00629/FULL to remediate the site, works currently underway.	June 2024 Planning Committee decisions approval on the applications.	DCC/Eden Project/SGN	Planning permission was granted June 2024. SGN have undertaken remediation works on site.
LINLATHEN	40ha of employment land; greenfield site; DCC owned	Ensuring an effective long-term supply of suitably located land for Economic Development	Greenfield site - needs serviced.	DCC to market wider site and/or smaller sites. Timescales 2019-2029 DCC and/or developers to plan and fund infrastructure and create development sites. Timescales: 2019 - 2029	DCC/Developer	Linlathen has been the focus of a longer-term large-scale energy project. Economic development continue to work alongside Property.
WESTERN GATEWAY	100+ha greenfield land; mixed private (Springfield Homes/Stark)	A Strategic Development Area for 750+ homes and 50ha employment land. DCC LDP allocates housing land only; employment land is to be considered in future LDP's.	Improvements to Dykes of Gray Road completed March 2012 (DCC funded this work and is recovering costs from developers via S75 contributions)	DCC to liaise with Scottish Water to ensure there will be capacity for proposed housing. Timescales: quarterly liaison meetings	DCC/Developer, Scottish Enterprise	Roundabout upgrade works will complete Summer 2025 Ongoing house building and recent planning permissions granted. Updated Western Gateway Framework published 2023.

SITE/PROJECT NAME	SITE DETAILS	PROPOSAL/ALLOCATION DETAILS	INFRASTRUCTURE REQUIREMENTS/SITE CONSTRAINTS	ACTIONS & TIMESCALES	RESPONSIBLE PARTIES	PROGRESS 2025
			<p>S75 contributions also required to fund new educational infrastructure</p> <p>Any development over 270 units will require major improvement works and signalisation of the A90/A85 Swallow Roundabout Junction. Planning permission has been granted for these improvement works.</p>	<p>DCC to manage S75 contributions and delivery of new educational infrastructure. Timescale: Ongoing</p> <p>Developers to fund and manage improvements to A90/A85 junction. Timescales: Before development exceeds 270-unit limit</p> <p>DCC to lead process to develop new primary school to serve Western Gateway. Timescale: Ongoing</p>		
DUNDEE AIRPORT	Dundee Airport is operated by HIAL.	Support the development of enhanced facilities at Dundee Airport	These enhanced facilities may include improvements to the runway, passenger facilities and maintenance	The Tay Cities Deal (TCD) provides capital funding to enhance infrastructure at Dundee Airport. This is subject to business case approval. Timescale: City Deal Approval	HIAL, Tactran, DCC, TCD Team	

SITE/PROJECT NAME	SITE DETAILS	PROPOSAL/ALLOCATION DETAILS	INFRASTRUCTURE REQUIREMENTS/SITE CONSTRAINTS	ACTIONS & TIMESCALES	RESPONSIBLE PARTIES	PROGRESS 2025
IMPROVED RAIL CONNECTIVITY	Strategic rail corridors	Rail decarbonisation and capacity improvements	Electrification / battery electric trains, and track capacity improvements	Electrification of East of Scotland railways by 2035 (Ref: Transport Scotland Rail Services Decarbonisation Action Plan)	Transport Scotland, Network Rail, Scotrail, Scotland's Railway, Tactran	441km of track electrified between 2010 and 2019, around 29% of total track length in Scotland now electrified. Assessment work in progress in relation to track electrification and improvements through Dundee.

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A90 UPGRADE THROUGH OR AROUND DUNDEE	Route to be identified	Upgrade to A90 Trunk Road through Dundee or create a new route to the northwest of the city.	Construction of online improvements or offline bypass road.	Improvement of A90 Kingsway through Dundee is recommended by Transport Scotland for inclusion in the 2022-2042 investment plan (Ref: Strategic Transport Project Review 2)	Transport Scotland, Tactran, Dundee City Council	Awaiting timescale announcement from Transport Scotland for the development of an integrated transport plan for the A90 Kingsway (STPR2 Recommendation 32)

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SCOTTISH WATER – SURFACE WATER MANAGEMENT	City-wide	<p>DCC is working closely with Scottish Water and Developers to find suitable solutions for sites (in particular brownfield sites) throughout the City.</p> <p>Innovative solutions are being sought to unlock key housing sites within the City on an individual site basis to overcome drainage issues and allow development to proceed.</p>	Assessed on a site-by-site basis to find the most suitable solution.	The situation will continue to be closely monitored, and technical guidance has been produced to help applicants understand DCC expectations and requirements in respect of surface water and drainage information required to support a planning application.	DCC, Scottish Water and developers	<p>The Water Resilient Dundee (WRD) partnership has been formed and aims to jointly plan and sustainably manage water in Dundee to help the City respond to climate change.</p> <p>Key project which has progressed is the development of a drainage strategy to reduce flood risk and increase drainage capacity within the St. Mary's area of the City</p>

Delivery of Development Sites

(i) Housing

This section provides an overview of the delivery of housing on sites allocated in the Local Development Plan 2019, drawing on evidence from annual Housing Land Audits (HLAs). The HLAs establish the availability of effective housing land at the time of publication. The Delivery Programme presents the deliverable pipeline of housing sites with anticipated completion programming over a ten-year period which is further broken down into short, medium and long term periods. Housing development sites that are complete have been highlighted in the table below. The evidence base is gathered through extensive consultation with various stakeholders to ensure their input is considered in these audits.

DCC hosts an [interactive map](#) of all housing sites, with a range of information such as location, status and capacity etc. This comprehensive tool allows users to easily navigate and gather information about all sites listed in the Housing Sites tables below. For more detailed information and to view full Audits, visit the [HLA webpage](#).

During the HLA process, engagement takes place with housebuilders, developers and agents. While the majority of sites are agreed upon, the effectiveness of some sites are disputed by Homes for Scotland (HfS). These disputed sites are indicated with an asterisk (*) in the table, and further details can be found in the full HLA report that addresses these points.

HLA Ref	LDP Ref	Site Name	Site Capacity	Units to Build	24/25	25/26	26/27	27/28	28/29	29/30	30/31	31/32	32/33	33/34	Later Years	Site Status	Infrastructure Requirements	Actions & Timescales	Responsible Parties
H01	201416	FORMER CHARLESTON PS, DUNHOLM PLACE	40	0	0	0	0	0	0	0	0	0	0	0	0	Complete	Site Complete	None	RSL - Abertay HA
H02	201205	LAND AT EARN CRESCENT	20	20	0	0	0	0	0	0	0	0	0	0	0	Constrained	Land currently in other use and not being marketed.	Site Constrained in HLA 2024 due to land use. Site to be considered as part of LDP Review	DCC
H03	201413	LAND AT CLATTO	60	60	0	0	0	0	0	0	0	0	0	0	0	Constrained	Land currently in other use and not being marketed.	Site Constrained in HLA 2024 due to land use. Site to be considered as part of LDP Review	Scottish Water
H04	200807	QUARRY GARDENS	18	18	0	0	0	0	0	0	0	0	0	0	0	Constrained	Physical constraints	Site Constrained in HLA 2024 - site to be considered as part of LDP Review	DCC
H05	201417	SOUTH ROAD, FORMER LOCHEE PS	39	39	0	30	9	0	0	0	0	0	0	0	0	Detailed Planning Consent	None identified. Council owned site.	Site sold. Planning application approved Nov 2023	Private - H&H Ltd
H06	201510	LOCHEE DISTRICT CENTRE *	40	40	0	0	20	20	0	0	0	0	0	0	0	ALDP/NS	None identified. Mixture of Council owned and privately owned sites.	Available and to be actively marketed	RSL - Hillcrest

HLA Ref	LDP Ref	Site Name	Site Capacity	Units to Build	24/25	25/26	26/27	27/28	28/29	29/30	30/31	31/32	32/33	33/34	Later Years	Site Status	Infrastructure Requirements	Actions & Timescales	Responsible Parties
H07	200339	FOGGYLEY GARDENS	18	0	0	0	0	0	0	0	0	0	0	0	0	Complete	Site Complete	None	Private - Strathmore Homes
H08	200911	ST LEONARD PLACE, FORMER MACALPINE PS	33	1	1	0	0	0	0	0	0	0	0	0	0	UC	None identified. Council owned site.	None	Private - H&H Ltd
H09	200913	FORMER LAWSIDE ACADEMY	70	70	0	0	0	0	20	20	30	0	0	0	0	70	None identified. Council owned site.	Available and to be actively marketed	DCC
H10	201414	LAUDERDALE AVENUE	27	1	1	0	0	0	0	0	0	0	0	0	0	Complete	Site Complete	None	Private - Invertagy Homes
H11	200909	EAST SCHOOL ROAD, FORMER DOWNFIELD PS	23	23	0	23	0	0	0	0	0	0	0	0	0	UC	None identified. Council owned site.	None	Private - H&H Ltd
H12	201415	KIRKTON ROAD, FORMER ST COLUMBAS PS	21	8	10	11	0	0	0	0	0	0	0	0	0	UC	None identified. Council owned site.	None	Private - H&H Ltd - DCC to purchase when complete
H13	200321	QUEEN VICTORIA WORKS	50	50	0	0	0	0	0	0	0	0	0	0	0	Constrained	Ownership	Site Constrained in HLA 2023	Private
H14	201825	GREENMARKET, FORMER RAILYARDS *	110	110	0	0	0	50	60	0	0	0	0	0	0	ALDP	None identified. Scottish Enterprise owned site.	Available and to be actively marketed	Scottish Enterprise
H15	201421	MAXWELLTOWN WORKS	57	0	0	0	0	0	0	0	0	0	0	0	0	Complete	Site Complete	None	DCC
H16	201813	MAXWELLTOWN, FORMER MULTIS *	30	30	0	0	0	0	30	0	0	0	0	0	0	ALDP	None identified. Council owned site.	Available and to be actively marketed	DCC
H17	201109	CENTRAL WATERFRONT *	276	276	0	0	0	0	0	60	70	70	76	0	0	ALDP	None identified. Council owned site.	Available and to be actively marketed	DCC
H17	201109A	CENTRAL WATERFRONT - SITE 6 *	99	99	0	0	0	50	49	0	0	0	0	0	0	ALDP	None identified. Council owned site.	Available and to be actively marketed	DCC
H17	201109B	DOCK STREET, HARBOUR CHAMBERS / CUSTOMS HOUSE *	49	49	0	0	0	20	29	0	0	0	0	0	0	ALDP	None identified. Council owned site.	Available and to be actively marketed	Alicydon Ltd
H18	200728	PRINCES STREET	20	20	0	0	0	0	0	0	0	0	0	0	0	Constrained	Land use: Land currently in other use and not being marketed.	Site constrained in HLA 2023	DCC
H19	201220	BARNS OF CLAVERHOUSE ROAD, MOM PHASE 4	12	12	0	0	0	0	0	0	0	0	0	0	0	Constrained	Physical constraints	Site constrained in HLA 2023	DCC
H20	201221	HEBRIDES DRIVE WEST, MOM PHASE 4	10	10	0	0	0	0	0	0	0	0	0	0	10	ALDP	None identified. Council owned site.	On hold pending decision on proposed development - Later Years	DCC

HLA Ref	LDP Ref	Site Name	Site Capacity	Units to Build	24/25	25/26	26/27	27/28	28/29	29/30	30/31	31/32	32/33	33/34	Later Years	Site Status	Infrastructure Requirements	Actions & Timescales	Responsible Parties
H21	201214	HEBRIDES DRIVE NORTH EAST, MOM-PHASE 4	17	17	0	17	0	0	0	0	0	0	0	0	0	UC	None identified. Council owned site.	None	RSL - Home Group
H22	201213	HEBRIDES DRIVE SOUTH EAST, MOM-PHASE 4)	31	31	0	31	0	0	0	0	0	0	0	0	0	UC	None identified. Council owned site.	None	RSL - Home Group
H23	201110	BALLOCHMYLE DRIVE, FORMER MOSSGIEL PSC PHASE 2 *	30	30	0	15	15	0	0	0	0	0	0	0	0	ALDP	None identified. Council owned site.	Drainage issues being progressed	RSL - Abertay HA
H24	200910	FORMER MID CRAIGIE PS, PITAIRLIE ROAD	42	0	0	0	0	0	0	0	0	0	0	0	0	Complete	Site Complete	None	Angus Housing Association
H25	201012	LOTHIAN CRESCENT, FORMER WHITFIELD SHOPPING CENTRE *	30	30	0	0	0	30	0	0	0	0	0	0	0	ALDP	None identified. Council owned site.	Available and to be actively marketed	Private
H26	200353	LOTHIAN CRESCENT	15	15	0	0	0	0	0	0	0	0	0	0	0	ALDP	Land currently in other use and not being marketed.	Site Constrained in HLA 2024 due to land use. Site to be considered as part of LDP Review	DCC
H27	201011A	Whitfield Drive, South, Site Of Whitfield Primary School	18	18	0	0	18	0	0	0	0	0	0	0	0	Detailed Planning Consent	None identified. Council owned site.	Site sold and on site	Private sale - George Martin Builders and RSL - Angus HA
H27	201011B	Whitfield Drive, North, Site Of Whitfield Primary School	30	30	0	0	0	15	15	0	0	0	0	0	0	Detailed Planning Consent	None identified. Council owned site.	Site sold and on site	Private sale - George Martin Builders and RSL - Angus HA
H28	201010	TRANENT GROVE *	53	53	0	0	22	31	0	0	0	0	0	0	0	ALDP	None identified. Council owned site.	Available and to be actively marketed	DCC
H28	201010A	TRANENT GROVE	17	17	0	17	0	0	0	0	0	0	0	0	0	Detailed Planning Consent	None identified. Council owned site.	None	Private
H29	201826C	SUMMERFIELD AVENUE AT SUMMERFIELD GARDENS, LAND TO WEST	34	34	0	15	19	0	0	0	0	0	0	0	0	UC	None identified. Council owned site.	None	Invertay Homes
H29	201826D	SUMMERFIELD AVENUE AT SUMMERFIELD GARDENS, LAND TO WEST	8	8	8	0	0	0	0	0	0	0	0	0	0	UC	None identified. Council owned site.	None	Invertay Homes
H30	201009B	HADDINGTON AVENUE (Phase 2)	27	27	0	0	0	0	0	0	0	0	0	0	0	Complete	Site Complete	None	Merchant/Home Scotland

HLA Ref	LDP Ref	Site Name	Site Capacity	Units to Build	24/25	25/26	26/27	27/28	28/29	29/30	30/31	31/32	32/33	33/34	Later Years	Site Status	Infrastructure Requirements	Actions & Timescales	Responsible Parties
H31	201008	LOTHIAN CRESCENT, BOWLING GREEN EAST *	30	30	0	0	15	15	0	0	0	0	0	0	0	ALDP	None identified - Council Owned site	Available and to be actively marketed	DCC
H32	200504D	ABERLADY CRESCENT PHASE 3B/4	34	3	3	0	0	0	0	0	0	0	0	0	0	UC	None identified	Site sold and on site	Private Sale - DJ Laing/Discovery Homes
H33	201827	DRUMGEITH ROAD, KELLYFIELD *	100	100	0	0	0	0	30	30	40	0	0	0	0	ALDP	None identified - Council Owned site	Available and to be actively marketed	DCC
H34	201814	ETIVE GARDENS, FORMER GOWRIEHILL PS	35	35	0	0	35	0	0	0	0	0	0	0	0	ALDP	None identified - Council Owned site	Available and to be actively marketed	DCC
H35	201815	DENOON TERRACE, FORMER HILLSIDE PS *	45	45	0	15	30	0	0	0	0	0	0	0	0	ALDP	None identified - Council Owned site	Available and to be actively marketed	DCC
H36	201816	HIGH STREET, LOCHEE, FORMER ST MARYS INFANT SCHOOL *	10	10	0	10	0	0	0	0	0	0	0	0	0	ALDP	None identified - Council Owned site	Available and to be actively marketed	DCC
H37	201817	BURN STREET, FORMER BALDRAGON ACADEMY *	70	70	0	0	0	35	35	0	0	0	0	0	0	ALDP	None identified - Council Owned site	Available and to be actively marketed	DCC
H38	201818	FORMER OUR LADYS PS	35	35	0	0	0	0	0	0	0	0	0	0	0	Constrained	Land use: Land currently in other use and not being marketed.	Constrained in HLA 2019	DCC
H39	201819	FORMER ST LUKES AND ST MATTHEWS PS	30	0	0	0	0	0	0	0	0	0	0	0	0	Complete	Site Complete	None	Angus Housing Association
H40	201820	FORMER LONGHAUGH PS	25	0	0	0	0	0	0	0	0	0	0	0	0	Complete	Site Complete	None	Angus Housing Association
H41	201829	DYKES OF GRAY, NORTH WEST	250	250	0	0	0	0	0	48	48	48	48	48	10	ALDP	Privately owned site - requires infrastructure and junction upgrade works	Requires infrastructure and junction upgrade works	Springfield
H42	201821	WESTERN GATEWAY, LIFF	30	30	0	0	0	0	0	30	0	0	0	0	0	ALDP	Privately owned site - requires infrastructure and junction upgrade works	DPEA has resolved to grant planning permission in principle subject to S75 and await matters specified in conditions application	NHS
H43	201822	DYKES OF GRAY, NORTH EAST	215	215	0	24	36	36	36	36	36	11	0	0	0	ALDP	Privately owned site - site requires basic infrastructure	Available and to be actively marketed	Springfield

HLA Ref	LDP Ref	Site Name	Site Capacity	Units to Build	24/25	25/26	26/27	27/28	28/29	29/30	30/31	31/32	32/33	33/34	Later Years	Site Status	Infrastructure Requirements	Actions & Timescales	Responsible Parties
H44	201823	BALDRAGON FARM	120	74	36	36	2	0	0	0	0	0	0	0	0	UC	None identified	On site	Avant Homes
H45	201824B	BALLUMBIE ROAD, LAND TO EAST OF - PHASE 2	150	150	0	24	24	24	24	24	24	6	0	0	0	Detailed Planning Consent	Privately owned site - site requires basic infrastructure	On site	Persimmon
H46	201830	ARBROATH ROAD, LINLATHEN	250	26	26	0	0	0	0	0	0	0	0	0	0	UC	Privately owned site - site requires basic infrastructure	On site	Kirkwood Homes
H47	201424	STRATHYRE AVENUE, LAND TO EAST OF	26	26	0	0	0	0	0	0	0	0	0	0	0	Constrained	Privately owned site - site requires basic infrastructure	Constrained in HLA 2023	Private

(ii) Economic Development Areas, Commercial Centres and Leisure Park

The basis of the evidence for this section is the Dundee Business Land Audit (BLA) which is conducted annually to monitor the supply, take-up, and status of business land within the Dundee City Council (DCC) area. This audit evaluates the range and availability of marketable sites for businesses, catering to various size and quality requirements. Additionally, the audit identifies the constraints and availability of employment land sites within the DCC boundary.

The audit is comprehensive and focuses exclusively on business land defined as areas allocated in the Dundee Local Development Plan 2019 as Principal, Specialist, or General Economic Development Areas. The full Business Land Audit can be accessed [here](#).

Reference & Site Name	Details	LDP2 Designation	Infrastructure Requirements/ Site Constraints (2024)	Actions & Timescales	Responsible Parties	Progress
PD01 Wester Gourdie/ Balgarthno	Brownfield / Greenfield; sites in various private ownerships and also Scottish Enterprise (Balgarthno).	Principal EDA	Flood Risk Assessment required.	Land immediately available. Scottish Enterprise and other landowners to progress. Timescales: 2019-2029	Scottish Enterprise, landowner, developer.	Development of Bio-CNG vehicle fuelling facility
PD02 Claverhouse West	Brownfield; DCC and privately owned sites.	Principal EDA	Further flood information required.	Immediately available and being actively marketed. DCC and other land owners to progress. Timescales: 2019-2029	DCC, landowner, developer.	No progress at this time

Reference & Site Name	Details	LDP2 Designation	Infrastructure Requirements/ Site Constraints (2024)	Actions & Timescales	Responsible Parties	Progress
PD03 Claverhouse East	Greenfield; DCC owned sites. Enterprise Area.	Principal EDA	Further flood information required.	Immediately available and being actively marketed. DCC to progress. Timescales: 2019-2029	DCC, developer.	22/00852/FULM - Erection of a warehouse (Class 6) with ancillary (Class 4), associated vehicle parking, van storage, landscaping and infrastructure – developer progressing condition discharge. 22/00775/FULM - Erection of industrial warehouse, formation of access with associated infrastructure and landscaping – under construction
PD04 Linlathen	Greenfield; DCC owned sites.	Principal EDA	Flood Risk Assessment required. Site needs serviced.	DCC to market sites and consider site servicing needs. Timescales 2019-2029.	DCC, developer.	No progress at this time
PD05 Riverside	Brownfield; DCC and privately owned sites.	Principal EDA	Flood Risk Assessment required.	No action required. No vacant land.	DCC, landowner, developer.	No action required. No vacant land.
PD06 Dryburgh	Brownfield; DCC and privately owned sites.	Principal EDA	Further flood information required.	Land immediately available being actively marketed. Landowner to progress. Timescales: 2019-2029	DCC, landowner, developer.	22/00811/FULL - Erection of car dealership including workshop facility and separate valet building

Reference & Site Name	Details	LDP2 Designation	Infrastructure Requirements/ Site Constraints (2024)	Actions & Timescales	Responsible Parties	Progress
						22/00815/FULL - Erection of general industrial units (Class 4,5 & 6)
PD07 Dunsinane	Brownfield; privately owned.	Principal EDA	Further flood information required.	Several sites immediately available being actively marketed. Landowner to progress. Timescales: 2019- 2029	Landowner, developer.	22/00809/FULL - Erection of industrial unit (Class 5) 22/00492/FULL - Mixed Use Development comprising Class 4, 5 & 6 + Car Dealership Showroom
PD08 West Pitkerro (North)	Brownfield; DCC and privately owned sites.	Principal EDA	Flood Risk Assessment required.	Land immediately available. Landowner to progress. Timescales: 2019-2029	DCC, landowner, developer.	No relevant planning applications
PD09 Airport	Brownfield; DCC and privately owned sites.	Principal EDA	Flood Risk Assessment required.	No action required. No vacant land.	DCC, landowner, developer.	No action required. No vacant land.
PD10 Airport	Brownfield; DCC and privately owned sites.	Principal EDA	Flood Risk Assessment required.	No action required. No vacant land.	DCC, landowner, developer.	No action required. No vacant land.
PD11 West Pitkerro (South)	Brownfield; Scottish Enterprise and privately owned sites.	Principal EDA	Flood Risk Assessment required.	Land immediately available. Landowner to progress. Timescales: 2019-2029	Scottish Enterprise, landowner, developer.	22/00316/FULL - Erection of 14 industrial units and associated works

Reference & Site Name	Details	LDP2 Designation	Infrastructure Requirements/ Site Constraints (2024)	Actions & Timescales	Responsible Parties	Progress
PD13 Stannergate Docks	Brownfield; privately owned.	Principal EDA	Flood Risk Assessment required.	Land immediately available. Enterprise Area. Forth Ports to progress. Timescales: 2019-2029	Forth Ports.	Forth Ports invested in quayside strengthening in 2017.
PD14 East Dock Street	Brownfield; privately owned.	Principal EDA	Flood Risk Assessment required.	Major contamination issues. Landowner to continue decontamination on gas holder site. Timescales: 2019- 2029	Landowner, developer.	23/00814/FULM - Demolition of existing buildings and structures, conversion of existing gas holder and buildings and proposed construction of major mixed use development
HD01 Medipark	Greenfield; Scottish Enterprise owned.	Specialist EDA	Further flood information required.	Land immediately available. Scottish Enterprise and DCC to continue marketing. Timescales: 2019-2029	Scottish Enterprise, DCC.	No relevant planning applications
HD02 Technopole	Brownfield; DCC owned sites.	Specialist EDA	Further flood information required.	Available and being actively marketed. DCC and developer to progress. Timescales: 2019-2029	DCC, developer.	No relevant planning applications
HD03 Railyards	Brownfield Scottish Enterprise owned sites.	Specialist EDA	Flood Risk Assessment required.	Land immediately available. Not being marketed. Masterplan from 2007 needs to be	Scottish Enterprise.	No relevant planning applications

Reference & Site Name	Details	LDP2 Designation	Infrastructure Requirements/ Site Constraints (2024)	Actions & Timescales	Responsible Parties	Progress
				updated. Scottish Enterprise to progress. Timescales 2019 - 2024		
HD04 Technology Park	Brownfield / Greenfield; sites in various private ownerships.	Specialist EDA	Further flood information required. Western area has a pylon running across the site.	Eastern area is immediately available. Scottish Enterprise and other landowners to progress. Timescales: 2019-2029	Scottish Enterprise, landowner, developer.	23/00132/FULL - Change of use from Class 4 (Office) to Class 10 (Children's day nursery)
GD01 Baldovie	Brownfield; DCC owned sites.	General EDA	Flood Risk Assessment required.	Available and being actively marketed. DCC and developer to progress. Timescales: 2019-2029	DCC, developer	Erection of waste recycling plant and road improvements to support MSIP
GD02 Baluniefield	Brownfield; DCC and privately owned sites.	General EDA	Flood Risk Assessment required.	Land immediately available. Landowner to progress. Timescales: 2019-2029	DCC, landowner, developer	No relevant planning applications
GD03 South Road	Brownfield; DCC and privately owned sites.	General EDA	Flood Risk Assessment required.	Land immediately available. Landowner to progress. Timescales: 2019-2029	DCC, landowner, developer	22/00402/FULL - Erection of 49 detached and semi-detached houses, with associated landscaping and SUDS
GD04 Blackness	Brownfield; DCC and privately owned sites.	General EDA	Flood Risk Assessment required.	Several small sites immediately available. One site with access constraints. Timescales:	DCC, landowner, developer	20/00729/FULM - Proposed mixed-use development for purpose-built student

Reference & Site Name	Details	LDP2 Designation	Infrastructure Requirements/ Site Constraints (2024)	Actions & Timescales	Responsible Parties	Progress
				2019-2029 LDP2 Proposal 1 requires the preparation of a design framework. Timescales: 2019-2020		accommodation and ground floor commercial space
GD05 Bellfield Street	Brownfield; DCC and privately owned sites.	General EDA	Further flood information required.	No action required. No vacant land.	DCC, landowner, developer.	No relevant planning applications
GD06 Annfield Street	Brownfield; DCC and privately owned sites.	General EDA	Further flood information required.	Land immediately available. Landowner to progress. Timescales: 2019-2029	DCC, landowner, developer	No relevant planning applications
GD07 Balfield Road	Brownfield; DCC and privately owned sites.	General EDA	Flood Risk Assessment required.	No action required. No vacant land.	DCC, landowner, developer.	20/00812/FULL - Erection of industrial unit
GD08 Coldside	Brownfield; DCC and privately owned sites.	General EDA	Flood Risk Assessment required.	No action required. No vacant land.	DCC, landowner, developer.	No relevant planning applications
GD09 Fairmuir	Brownfield; DCC and privately owned sites.	General EDA	None identified.	No action required. No vacant land.	DCC, landowner, developer.	No relevant planning applications
GD10 Fairfield Street	Brownfield; DCC and privately owned sites.	General EDA	Further flood information required.	No action required. No vacant land.	DCC, landowner, developer.	No relevant planning applications

Reference & Site Name	Details	LDP2 Designation	Infrastructure Requirements/ Site Constraints (2024)	Actions & Timescales	Responsible Parties	Progress
GD11 North Wellington Street	Brownfield; DCC and privately owned sites.	General EDA	Further flood information required.	No action required. No vacant land.	DCC, landowner, developer.	No relevant planning applications
GD12 Dura Street	Brownfield; DCC and privately owned sites.	General EDA	Further flood information required.	No action required. No vacant land.	DCC, landowner, developer.	No relevant planning applications
GD13 Manhattan Works	Brownfield; DCC and privately owned sites.	General EDA	Potential conflict with community leisure uses.	No action required. No vacant land.	DCC, landowner, developer.	No relevant planning applications
GD14 Victoria Street	Brownfield; DCC and privately owned sites.	General EDA	Flood Risk Assessment required.	No action required. No vacant land.	DCC, landowner, developer.	22/00077/FULL - Phase 2 Alterations and extension to form 34 new apartments, ground and basement commercial units and the creation of new leisure spaces
GD15 Longcroft Road	Brownfield; DCC and privately owned sites.	General EDA	Further flood information required.	No action required. No vacant land.	DCC, landowner, developer.	No relevant planning applications
GD16 Mid Craigie	Brownfield; DCC and privately owned sites.	General EDA	Further flood information required. Decontamination issues.	Immediately available vacant site. Landowner to progress. Timescales: 2019-2029	DCC, landowner, developer	22/00344/FULL - Proposed drive-thru restaurant with associated car parking, landscaping, signage and infrastructure works

Reference & Site Name	Details	LDP2 Designation	Infrastructure Requirements/ Site Constraints (2024)	Actions & Timescales	Responsible Parties	Progress
RP01 Kingsway East Retail Park	Brownfield; privately owned.	Commercial Centre	Further flood information required.	No action required. No vacant land.	Landowner, developer.	21/00489/FULL - Erection of Class 3 drive thru cafe/restaurant
RP02 Kingsway West	Brownfield; privately owned.	Commercial Centre	Further flood information required.	No action required. No vacant land.	Landowner, developer.	No relevant planning applications
RP03 Gallagher Retail Park, East Marketgait	Brownfield; privately owned.	Commercial Centre	Flood Risk Assessment required.	No action required. No vacant land.	Landowner, developer.	No relevant planning applications
RP04 The Stack Leisure & Retail Park	Brownfield; privately owned.	Commercial Centre	Flood Risk Assessment required. Some site clearance or demolition works required.	Landowner to progress marketing and site preparation works. Timescales: 2019-2029	Landowner, developer.	Landowner led masterplan has been implemented. Drive- thru restaurant delivered. 21/00828/FULL - Erection of retail unit with outdoor garden centre, car parking, landscaping, servicing and other associated works - Completed
ML01 Douglasfield Leisure Park	Brownfield; privately owned.	Leisure Park	Further flood information required.	No action required. Limited vacant land available.	Landowner, developer.	23/00250/FULL - Conversion of existing gym and vacant unit to form bowling alley complex with restaurant/bar and associated external alterations.

Reference & Site Name	Details	LDP2 Designation	Infrastructure Requirements/ Site Constraints (2024)	Actions & Timescales	Responsible Parties	Progress
ML03 Camperdown Leisure Park	Brownfield; privately owned.	Leisure Park	Further flood information required.	Land immediately available. Landowner to progress. Timescales: 2019-2029	Landowner, developer.	22/00348/PAN - Proposed Football Stadium with other mixed uses and associated alterations to roads, new parking, lighting and landscaping

Policy

This section of the Delivery Programme provides a comprehensive overview of the policies established in the current Local Development Plan (2019).

In addition to outlining the key policies, the following table includes detailed updates and amendments where necessary to reflect any changes or adaptations since the plan's initial formulation. These updates aim to enhance clarity and ensure that the policies remain relevant and effective in guiding local development initiatives.

Policy/Proposal	Title	Description & Purpose	Action	Responsible Parties	Timescales
City of Design					
Policy 1	City of Design - Promoting High Quality Design and Placemaking	Ensure that new development safeguards and enhances environmental quality, creating quality places and mitigating potential negative impacts	Adopt supplementary guidance in support of policy: Householder Development Advice and Best Practice	Dundee City Council (City Development)	Supplementary guidance adopted in parallel to LDP 2019

Policy/Proposal	Title	Description & Purpose	Action	Responsible Parties	Timescales
Policy 2	Public Art Contribution	All developments in Dundee with construction costs of £1 million or over will be required to allocate at least 1% of construction costs for the inclusion of art projects in a publicly accessible/visible place or places within the development.	Controlled via DM officers, support and engage with developers to deliver public art	Dundee City Council (City Development)	Ongoing as proposals emerge
Sustainable Economic Growth					
Policies 3, 4 & 5	Economic Development Areas	Ensure there is a minimum 5-year supply of effective land for business uses for inward investment and growth of established companies	Undertake annual BLA. Liaise with City Development Property Team regarding City Council owned employment land.	Dundee City Council (City Development)	Business Land Audit, undertaken annually.
Policy 6	Ancillary Services within Economic Development Areas	Enable establishment of ancillary services that support economic development areas	Undertake annual BLA. Liaise with City Development Property Team regarding City Council owned employment land.	Dundee City Council (City Development)	Business Land Audit, undertaken annually.
Proposal 1	Blackness Regeneration	Requires the preparation of a design framework that will support the re-use of vacant land and buildings and other physical improvements within Blackness	Prepare design framework	Dundee City Council (City Development)	Blackness Business Place Plan published 2019
Policy 7	Tourism and Leisure Development	Support inward investment and the growth of existing tourism and leisure uses in the right location	Encourage pre-application discussion for tourism and leisure development	Dundee City Council (City Development)	Ongoing as proposals emerge
Policy 8	Visitor Accommodation	Support inward investment and the growth of existing visitor accommodation uses in the right location	Support the delivery of the Dundee Waterfront Masterplan	Dundee City Council (City Development)	Ongoing as proposals emerge
Quality Housing & Sustainable Communities					
Policy 9	Housing Land Release	Ensure there is a minimum 5-year supply of effective land for housing development	Housing land will be monitored through the Delivery Programme and the annual Housing Land Audit	Dundee City Council (City Development)	Undertake annual HLA

Policy/Proposal	Title	Description & Purpose	Action	Responsible Parties	Timescales
Policies 10, 11, 12 & 13	Design of New Housing	<p>Ensure that new development safeguards and enhances environmental quality, creating quality places and mitigating potential negative impacts</p> <p>Supplementary Guidance on 'Householder Development - Advice and Best Practice' will promote high-quality design in householder development. This specific householder guidance takes into consideration the six qualities of successful place.</p>	<p>Adopt the supplementary guidance. Promote the use of the supplementary guidance. Encourage pre-application discussions for all scales of development</p>	Dundee City Council (City Development)	<p>Adopted the supplementary guidance in parallel to LDP 2019. Ongoing promotion of supplementary guidance. Regular engagement with Neighbourhood Services and Housing Associations</p>
Policies 14, 15 & 16	Different types of residential accommodation	<p>Support the development of different types of residential accommodation to meet different housing needs.</p>	<p>Liaise with Neighbourhood Services to understand the need and demand for non-mainstream housing. Support the preparation and delivery of the Local Housing Strategy and Strategic Housing Investment Plan.</p>	Dundee City Council (City Development and Neighbourhood Services)	<p>Ongoing as proposals emerge</p>
Policies 17, 18 & 19	Commercial Uses, Community Facilities & Private Day Nurseries	<p>Support the development of facilities to support our housing areas</p>	<p>Encourage pre-application discussions for all scales of development</p>	Dundee City Council (City Development)	<p>Ongoing as proposals emerge</p>

Policy/Proposal	Title	Description & Purpose	Action	Responsible Parties	Timescales
Policy 20	Funding of On and Off Site Infrastructure Provision	Meet deficiencies in infrastructure arising from new development Supplementary guidance on Developer Contributions will ensure that landowners, developers and DCC have certainty about the likely level of developer contributions and the nature of requirements for sites from the outset	Adopt Supplementary Guidance Promote the use of Supplementary Guidance. Encourage pre-application discussions & engage with Children & Families Service to monitor school capacity	Dundee City Council (City Development)	Supplementary Guidance published 2019
Town Centres First					
Policy 21 & 22	Town Centre First Principle	Support the city's town centres by ensuring new footfall generating uses locate in the city centre and district centres	Develop a retail study, including health check and liaison with key stakeholders and adopt a strategy	Dundee City Council (City Development)	Published the Review of Retailing in Dundee 2023 . Publication of Dundee City Centre Strategic Investment Plan (CCSIP) 2023
Policy 21 & 22	City Centre Retail Frontages	Support the retail core within the city centre	Managed through DM Officers	Dundee City Council (City Development)	Ongoing as proposals emerge
Policy 23	District Centres Retail Frontage	Support the retail core within District Centres	Managed through DM Officers	Dundee City Council (City Development)	Ongoing as proposals emerge
Policy 24	Goods Range and Unit Size Restrictions	Support the city's town centres by controlling the range of goods and unit sizes within Commercial Centres and major food stores	Managed through DM Officers	Dundee City Council (City Development)	Ongoing as proposals emerge
Policy 25	Gallacher Retail Park Extension	Enable the extension of the retail park	Monitor the status of the bus depot	Dundee City Council (City Development)	Regular monitoring
Policy 26 & 27	Local Shopping Provision & Public Houses, Restaurants and Hot Food Takeaways	Support the development of local shops and services and balance this with the protection of local amenity	Encourage pre-application discussion	Dundee City Council (City Development)	Ongoing as proposals emerge

Policy/Proposal	Title	Description & Purpose	Action	Responsible Parties	Timescales
Sustainable Natural & Built Environment					
Policy 28 & 29	Protecting and enhancing the Dundee Green Network and access to it	Protect and enhance the Dundee Green Network and improve and extend the network of outdoor access routes	Ensure Green Network Guidance is up to date. Use Green Network Guidance to identify opportunities to improve network.	Dundee City Council (City Development)	DCC working with NatureScot and Aecom to deliver a data tool
Policy 30	Green Infrastructure Maintenance	Ensure that arrangements are in place to maintain new elements of green infrastructure	Encourage pre-application discussions	Dundee City Council (City Development)	Ongoing as proposals emerge
Policy 31	Development within the Open Countryside	Restrict new development in areas of Open Countryside	Encourage pre-application discussions	Dundee City Council (City Development)	Ongoing as proposals emerge
Policy 32 & 33	National, International and Local Nature Conservation Designations	Protect designated areas from the negative impacts of development	Encourage appropriate studies to be undertaken to support planning applications	Dundee City Council (City Development) with support from NatureScot	Ongoing as proposals emerge
Policy 33	Local Nature Conservation Designations	Protect designated areas from the negative impacts of development	Encourage appropriate studies to be undertaken to support planning applications	Dundee City Council (City Development) with support from NatureScot	Ongoing as proposals emerge
Policy 34	Protected Species	Protect European protected species from the negative impacts of development	Encourage appropriate studies to be undertaken to support planning applications	Dundee City Council (City Development) with support from NatureScot	Ongoing as proposals emerge
Policy 35	Trees & Urban Woodland	Support the establishment and enhancement of woodland, tree belts and corridors and protect healthy mature trees	Encourage appropriate studies to be undertaken to support planning applications	Dundee City Council (City Development) with support from NatureScot	Ongoing as proposals emerge
Policy 36	Flood Risk Management	Ensure development is not at risk from flooding or exacerbating flooding elsewhere	Ensure appropriate studies are undertaken to support planning applications	Dundee City Council (City Development) with support from SEPA	Ongoing as proposals emerge
Policy 37	Sustainable Drainage Systems	Ensure surface water from new development is managed correctly	Ensure appropriate studies are undertaken to support planning applications	Dundee City Council (City Development) with support from SEPA and Scottish Water	Ongoing as proposals emerge

Policy/Proposal	Title	Description & Purpose	Action	Responsible Parties	Timescales
Policy 38	Protecting and Improving the Water Environment	Ensure new development protects and where possible improves the water environment	Ensure appropriate studies are undertaken to support planning applications	Dundee City Council (City Development) with support from SEPA and Scottish Water	Ongoing as proposals emerge. Work collaboratively with City Engineers to prepare Strategic Flood Risk Assessment
Policy 39	Environmental Protection	Ensure sensitive land uses are protected from inappropriate development	Ensure appropriate studies are undertaken to support planning applications	Dundee City Council (City Development) with support from SEPA	Ongoing as proposals emerge.
Policy 40	Air Quality	Ensure new development does not increase air pollution or introduce receptors into area of elevated concentrations.	Adopt supplementary guidance Encourage pre-application discussions	Dundee City Council (City Development) with support from Neighbourhood Services	Ongoing promotion of supplementary guidance
Policy 41 & 42	Land Contamination & Major Hazard Sites	Adequately control development on contaminated land and next to major hazard sites	Liaise with HSE and update records as requested	Dundee City Council (City Development) with support from HSE	Action required when HSE updates are issued
Policy 43 & 44	Waste	Ensure the city has sufficient capacity to manage its waste	Monitor the city's waste capacity using the SEPA waste capacity tool	Dundee City Council (City Development)	Check capacity using tool
Policy 45	Energy Generating Facilities	Support the development of new energy generating facilities in the right location	Ensure appropriate studies are undertaken to support planning applications	Dundee City Council (City Development) with support from SEPA	Ongoing as proposals emerge
Policy 46	Heat Networks	Support the development of heat networks	Support the preparation of the city's Sustainable Energy and Climate Action Plan and corresponding District Heating Strategy	Dundee City Council (City Development)	Support Climate and Sustainability Team
Policy 47	Wind Turbines	Support the development of wind turbines	Encourage pre-application discussions	Dundee City Council (City Development)	Ongoing as proposals emerge

Policy/Proposal	Title	Description & Purpose	Action	Responsible Parties	Timescales
Policy 48	Low and Zero Carbon Technology in New Development	Reduce the carbon emissions resulting to the use of a development	Encourage innovative solutions to reduce carbon emissions	Dundee City Council (City Development)	Supplementary Guidance published 2019
Policy 49, 50, 51 & 52	Natural and Built Environment	Protect the City's built heritage	Encourage pre-application discussions	Dundee City Council (City Development)	Ongoing as proposals emerge
Policy 53	Gardens and Designed Landscapes	Protect the City's gardens and designed landscapes	Encourage pre-application discussions	Dundee City Council (City Development)	Ongoing as proposals emerge
Policy 54	Safe and Sustainable Transport	Ensure new development safely integrates with transport networks and encourages active travel	Ensure appropriate studies are undertaken to support planning applications	Dundee City Council (City Development) with support from Tactran	Ongoing as proposals emerge
Policy 55	Dundee Airport	Support expansion and safe operation of Dundee Airport	Provide planning advice to support the growth of the airport	Dundee City Council (City Development) with support of HIAL	Ongoing as proposals emerge
Policy 56	Parking	Ensure compliance with DCC road standards	Ensure road standards are up to date	Dundee City Council (City Development)	New guidance to be published 2025
Policy 57	Transportation Interchanges	Encourage and support the development of transport interchanges	Provide planning advice to Tactran to support plans for new and enhanced transport interchanges	Dundee City Council (City Development) with support of Tactran	Timescales led by Tactran
Policy 58	Digital Connectivity	Encourage and support the development of digital infrastructure including communication masts	Support the delivery of broadband through the SG Infrastructure Action Plan	Dundee City Council (City Development)	Ongoing as proposals emerge