

STRATHMARTINE COMMUNITY COUNCIL

13th July 2011

Dear Mr Evans,

Strathmartine Hospital Proposal of Application Notice

I refer to the recent public consultation with regard to the Strathmartine Hospital Site and the proposals contained within the PAN Notice.

There have been many concerns over this proposed development raised by the Community at our recent Council Meetings and as part of the pre-application consultation process I am listing the main points for your attention.

1. The site has fallen into serious disrepair and the condition of the listed building has caused concern for a considerable time. The general feeling is one of relief that something will be done to remedy this but also one of grave concern over the number of housing units, the overdevelopment of the site and the general impact on the infrastructure of the area.

The current Local Development Plan allows for a 40 unit development including the re-use of the listed building and it is felt this number is more realistic and in keeping with the low density area of Strathmartine and its infrastructure.

2. A higher number of households impact the traffic movement on the rural roads accessing the site. Safety is a serious concern with increased traffic on a narrow road coupled with intermittent pavements. Public transport is extremely limited and infrequent. In addition the proposed access point east of Ashton Terrace is hidden increasing the chances of an accident.

3. Pedestrian's safety is also of concern. There is not a full stretch of pavement on Craigmill Road leading to the local primary school. Any children going to and from Strathmartine School would be at serious risk. The alternative is for transport to be used – again increasing the traffic volume.

4. The school itself does not have the capacity for the potential number of families who will move to the area. There are no plans to extend the school. Currently there is limited nursery provision at the school again with no resources to extend this.

5. The environmental impact of an over development this size would be huge. Currently the area is fortunate enough to have several bat colonies and the site itself also

supports many species of indigenous birds and animals.

These points cover the main concerns of the Community as things stand. As the planning process progresses and things become clearer then these will be revisited.

Regards

Miss Fiona Reid
Planning Contact
Strathmartine Community Council