


31 March 2008

IMG/RM/068

National Planning Framework Team  
Scottish Government Planning Directorate  
Area 2-H  
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Dear Sirs

**NPF 2 : DISCUSSION DRAFT**

I am pleased to respond to the Discussion Draft on behalf of West Craigs Ltd and Dunedin Canmore Housing Association. Both parties have first hand experience of the degree of pressure being felt in the housing market due to the acute imbalance between supply and demand (para. 53). They agree that these pressures are most acute in Edinburgh and to a lesser extent the Lothians and that as a consequence, Edinburgh also happens to have the greatest need for affordable housing (para. 55). They are fully supportive of Government's aspirations for materially higher overall household growth than current projections indicate and that only some of this increased demand can be accommodated on previously developed land (para. 99).

They are also fully supportive of the recognition that the planning system will need to ensure that the supply of land for new housing development is adequate to meet the housing needs of that area in full and that the land is made available in good time (para. 100) and critically that the response to need and demand must be of the right type and in the right place (para. 170).

The parties find the priority attached to the desire to facilitate an improvement in the responsiveness of housing supply to demand very laudable, together with the recognition that the related issues are most acute in Edinburgh and the Lothians (para. 171). They can only express the hope that the Scottish Government will use its powers to ensure that local authorities respond accordingly.

Yours faithfully




**I M GOTTS**

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Dear Sirs

**CONSULTATION ON SPP 3 - PLANNING FOR HOUSING**

I am pleased to respond to the consultation paper on behalf of West Craigs Ltd and Dunedin Canmore Housing Association who have extensive land interests in West Edinburgh.

Both parties confirm the difficulties in bringing forward sufficient land for housing (para. 5). They welcome the fact that housing supply targets should be set across all sectors to provide a supply of land sufficient and available for building the required number and type of new house (para. 16). They support the emphasis in mixed communities on a range of houses by tenure and type (para. 28) and they share the perception of the paper that there is an increasing demand from families for lower density housing with gardens (para. 29).

In this latter respect they are of the view that this sector of the market should be available in every housing market area and that much more specific provision should be made in the Edinburgh market area where flatted development has dominated new build in recent times. Thus the parties agree that the allocation of housing land should take account of both need and demand (para. 42) and that where brownfield and infill sites cannot meet the full range of housing requirements, Greenfield land next to the built up area should be released (para. 47). In these circumstances, the parties are supportive of the development where possible of new settlements given their potential to effect a step change in the quality and environmental standards of communities (para. 67).

I would be grateful if account was taken of this consultation response.

Yours faithfully

  
**I.M GOTTTS**