

Livingston Village Community Council

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Secretary [REDACTED]

West Lothian Council

c/o [REDACTED]

Development Planning [REDACTED]

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High Street

Linlithgow

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16th October 2014

On behalf of Livingston Village Community Council the following points are made with respect to the Main Issue Report for the West Lothian Local Development Plan. We felt it more relevant to itemize some more localized comments to our small area of West Lothian rather than attempt to answer the official 98 questions within the official Questionnaire.

General

The council priorities appear to be excellent and although looking a bit like a “wish list” then hopefully they can be achieved. Who would disagree with the aims mentioned – just need the passage of time to see which of these can be achieved.

Infrastructure

As with all developments within already established areas the infrastructure requirements to support the proposals are vital. This can be relatively straightforward when the Council has responsibility for the relevant infrastructure for example education. However for disparate authorities it can be problematical to project timelines. When Scottish Water, power suppliers and NHS etc support is needed then the projects must take dialogue to these bodies in the very earliest stages and this theme should be reinforced somewhere within the LDP so that the support is available at the time of project completion not at a much later date. NHS for example is a prime example of being reactive rather than proactive to Medical Centre enlargement or addition when housing numbers increase. NHS seem to be notorious for not planning forward

well enough to provide medical support until long after overcrowding forces a later than expected action by in fact being a reaction to events rather than forward thinking.

Other developments at Charlesfield Road LCEM1

LCEM1 appears on map number 6 as “other developments” and is also mentioned on the summary pages 198 and 213 but there is no entry for that plot within the main Livingston section on page 163. We seek clarification as to what is proposed for that site.

Waste Management

Reading the paragraph under waste management on page 153 we are led to understand that a waste transfer facility with associated activities is proposed for Whitehill Industrial Estate in Bathgate and that Building Services Operations would be transferred with archives to a site at Lister Road in Livingston. When following these through with their references to the lists and maps there appears to be some disparity.

EBb5 on map 7 and page 125 matches the introductory paragraph on page 153 as above with a waste transfer facility.

However E01-0152 on map 4 and page 163 also carries reference to a waste transfer station as well as employment use. There is no mention of the Building Services element of the introductory paragraph above.

We would suggest that the MIR status comment on page 163 is reworded correctly.

Land use around Almondvale Stadium.

The profusion of highlighted sites around the stadium give the impression of surrounding the stadium with other buildings and denying any free space around the stadium.

Dealing with the numbered plots on map 4

TCU5 is listed on page 163 as being identified for council housing. This is at variance to a recent planning application 0472/FUL for relocation of the Lidl store building. Clarification needed.

TCU6 is listed on page 163 as for town centre uses yet it has been annotated as plot B for housing as per a message I have from Colin Miller for the Housing Strategy Department. Clarification again needed.

TCU7 is listed on page 163 as a preferred new site for town centre purposes. This seems to be the busy football pitches to the east of the stadium. There are many complaints around that

there are not enough recreational places around the town, or things for youths to become involved with so why consider getting rid of this well used set of pitches.

AV008 is listed on page page 155 as a previously committed site with lapsed planning and indicating a possible 164 housing units. This site has been annotated on the previously mentioned message for Colin Miller as plot A for housing but only as part of AV008. The east end of this plot is currently the car park for the stadium and used fully during match days, additionally it is a well used car park during the weeks for staff and visitors to the Civic Centre and St Johns as well as the stadium facilities. It would seem folly to build over the only available stadium car park.

Now there seems to be another reference used as an umbrella to cover a number of the above sites namely E01-0189 embracing AV008, TCU5, TCU6, and TCU7. Are these plots now to be amalgamated into a single build proposal? Is this proposal the 164 council house units of the entry on page 155 or is the truth the Colin Miller reported 2 plots A and B for a stated total of only 40 units.

With any proposed affordable housing on all or any of the above sites around the stadium together with the 48 or so units already recently provided just across for Lidl to the west of Alderston Road is there not a danger of having a too densely packed zone of affordable properties here? This especially when other areas of the town appear to have no areas of affordable housing.

We would strongly suggest that the entries and plots surrounding the stadium are reviewed prior to adoption. We would also welcome the opportunity of early sight of any reworking to this area of the report.

I trust you can accept our points as constructive.

Yours sincerely



Chair

Livingston Village Community Council