



**NORTH  
LANARKSHIRE  
COUNCIL**



**MONKLANDS DISTRICT  
LOCAL PLAN  
1991**

*Including  
Finalised First Alterations  
A, B & C  
September 1996*





NORTH LANARKSHIRE  
COUNCIL

**MONKLANDS DISTRICT  
LOCAL PLAN 1991  
FIRST ALTERATION**

FINALISED FIRST ALTERATION  
(INCORPORATING DRAFT ALTERATIONS 1, 2A AND 2B)  
SEPTEMBER 1996





# **NORTH LANARKSHIRE COUNCIL**

## **Monklands District Local Plan 1991 Finalised First Alteration**

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## Introduction

Following a Public Local Inquiry held in November and December 1992, Monklands District Local Plan 1991 was adopted in January 1995. The Local Plan had been amended to reflect the modifications suggested by the Reporter in all but two instances.

Further to this, it was considered necessary to review the Adopted Local Plan with regard to the inner edge of the Greenbelt around Airdrie, Coatbridge, Glenboig, Chapelhall and Plains and the wording of the commercial policies COM1 and COM2. Accordingly, Draft Alterations 2A and 2B were published on 22 December 1995.

Since that time, land use designation in respect of cemetery provision at Colstwood Road, Coatbridge, was challenged successfully at the Court of Session. This had been the subject of a proposed Draft Alteration 1. The subsequent *Interlocator* suspending CEM1/2 was granted by Lord McCluskey on 23rd April 1996.

In addition to this and the resultant representations received and discussions held at the draft stage, this Finalised First Alteration takes forward the views contained within the Draft with two notable additions as follows :-

Removal of all cemetery designations at Coltswood Road, Coatbridge. This reflects the Court of Session decision relating to Draft Alteration 1.

Amendment to Policy COM3. This is to strengthen further the commercial policies, allowing the Council more control to determine retail applications outwith the town centres.





## **Finalised First Alteration A : Removal of Cemetery Designation**

An Interlocutor granted at the Court of Session by Lord McCluskey on 23rd April 1996 has resulted in the suspension of Adopted Monklands District Local Plan 1991 Policy CEM1/2 Improve Cemetery Provision. Consequently, part of the local plan area has no statutory land use designation, i.e. is "white land".

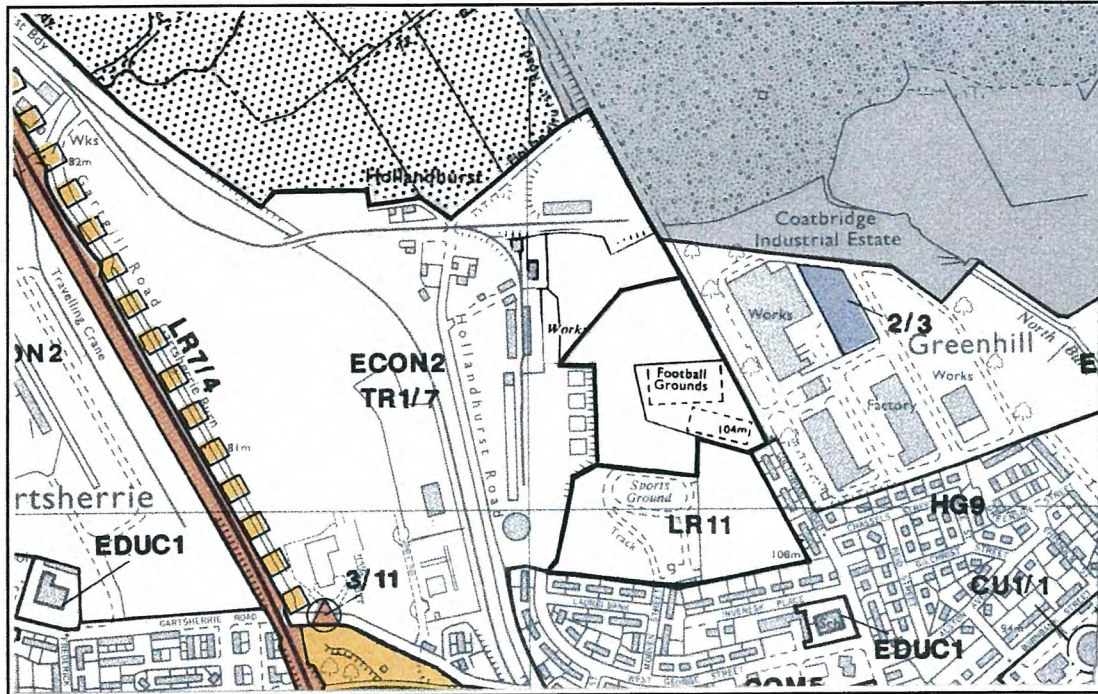
The following proposed alteration will rectify the situation, whilst acknowledging the clear guidance that any cemetery designation be removed.



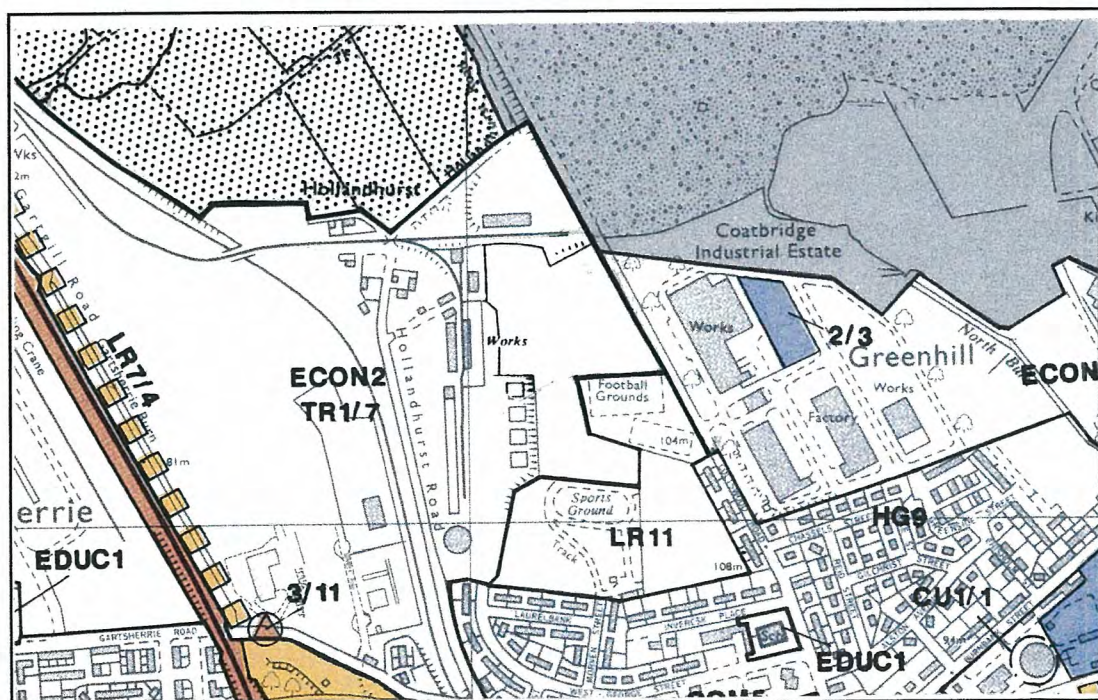
## First Alteration A Redesignation of White Land

The current position is that the site has no land use designation.

### Existing (Adopted Local Plan)



**Proposed Alteration** : To designate all Council owned land at the locus as LR11 Improve Open Space and the remainder ECON2 Existing General Industrial Areas.



**Justification** : To rectify the lack of designation and to take account of a Court of Session decision.



## **Finalised First Alteration B : Review of the Inner Edge of the Greenbelt.**

It is considered necessary to review the inner edge of the Greenbelt around Airdrie, Coatbridge, Chapelhall, Glenboig and Plains for the following reasons;

*To align the boundary with Government advice on sustainable, enduring and defensible edges*

*To test the physical definition of the inner edge.*

*To re-evaluate the strengths, inconsistencies and weakness of the Greenbelt edge.*

*To identify possible future development opportunities, in the immediate and 5 -10 year period*

*Reflect previous District, Regional Council and Scottish Office planning decisions affecting the inner edge of the Greenbelt at certain locations.*

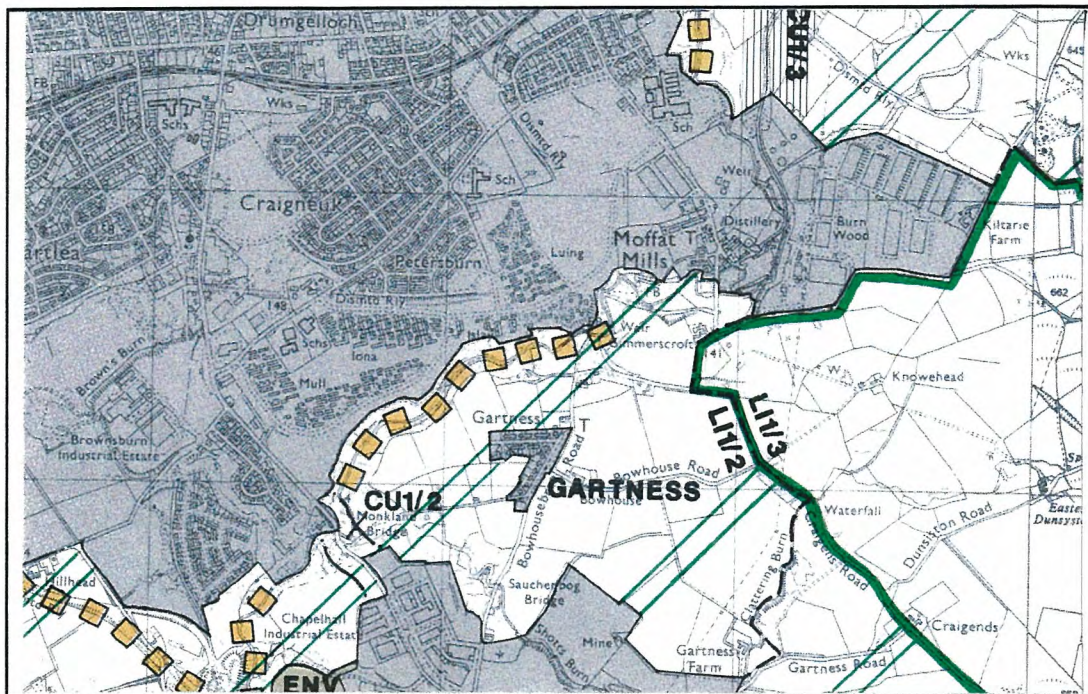
The maps contained herein show how each proposed alteration affects both Proposals Map 1 and Proposals Map 2.



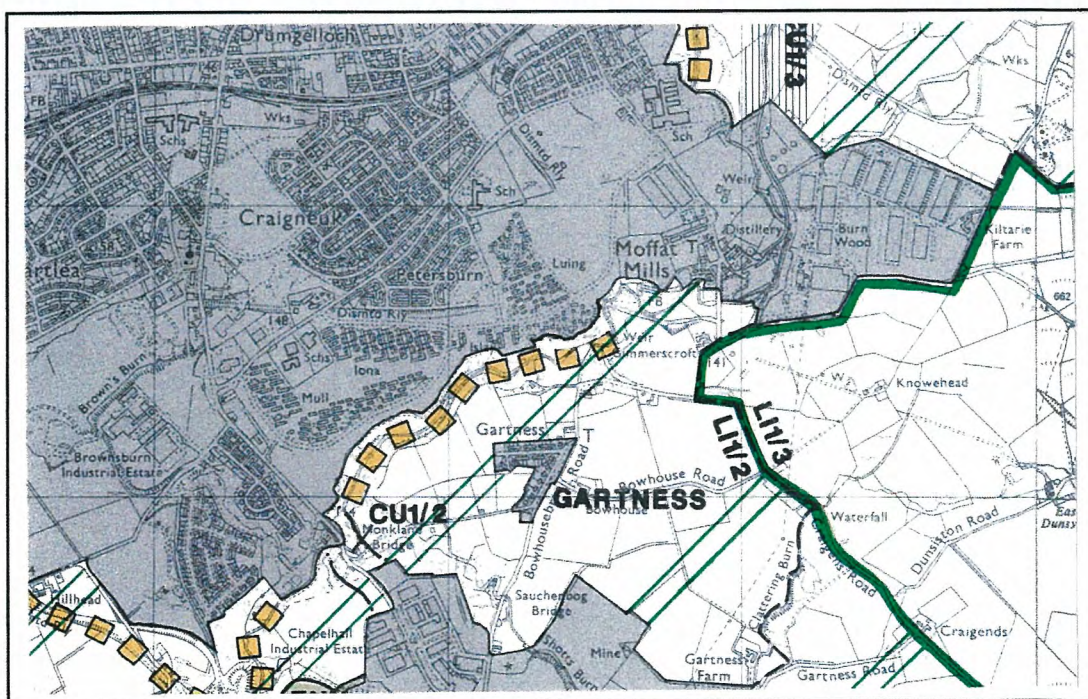
## First Alteration B (i) Islay, Airdrie (Proposals Map 1)

The current boundary follows a footpath which runs down in to the North Calder Valley. Effectively, this identifies part of the northern slope within the built up area, which is considered inappropriate.

### Existing (Adopted Local Plan)



**Proposed Alteration** : Extend the Greenbelt boundary to follow the edge of the built up area.



**Justification** : The proposal is more credible than the current one, is more robust and easier to identify on the ground.

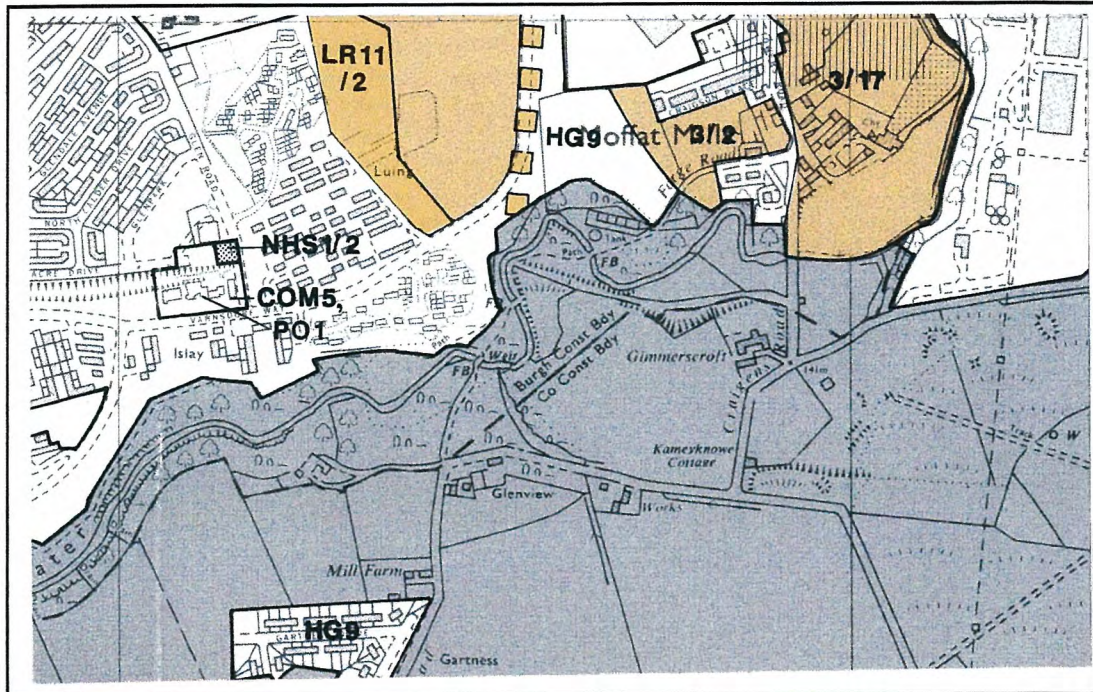




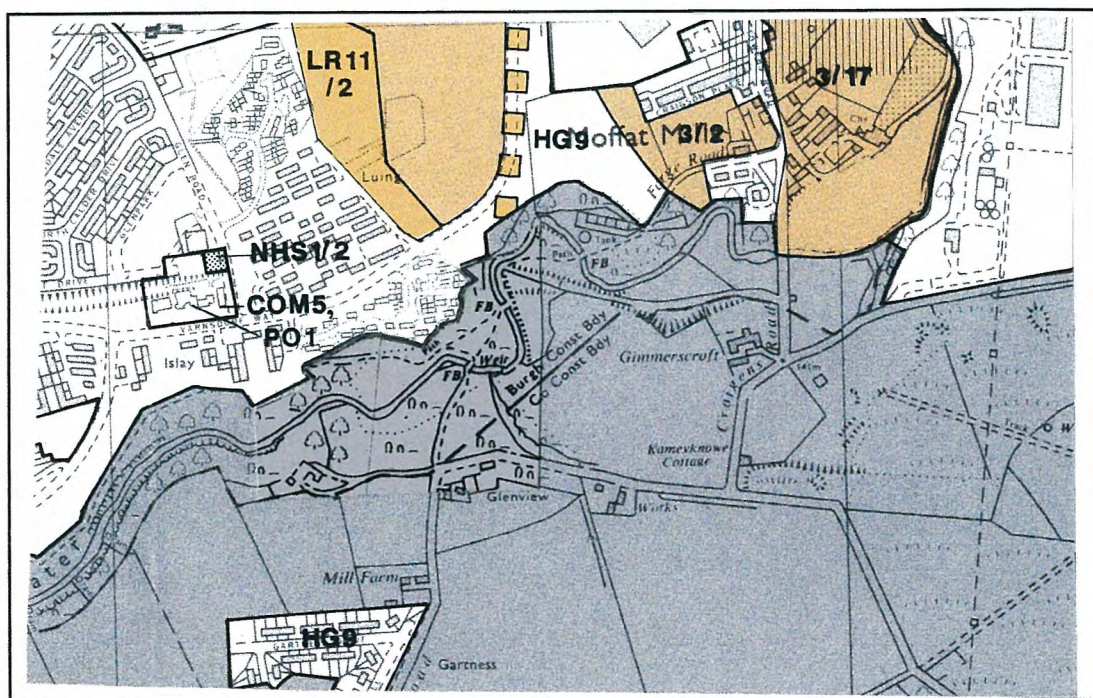
## First Alteration B (i) Islay, Airdrie (Proposals Map 2)

The current boundary follows a footpath which runs down in to the North Calder Valley. Effectively, this identifies part of the northern slope within the built up area, which is considered inappropriate.

### Existing (Adopted Local Plan)



**Proposed Alteration** : Extend the Greenbelt boundary to follow the edge of the built up area.



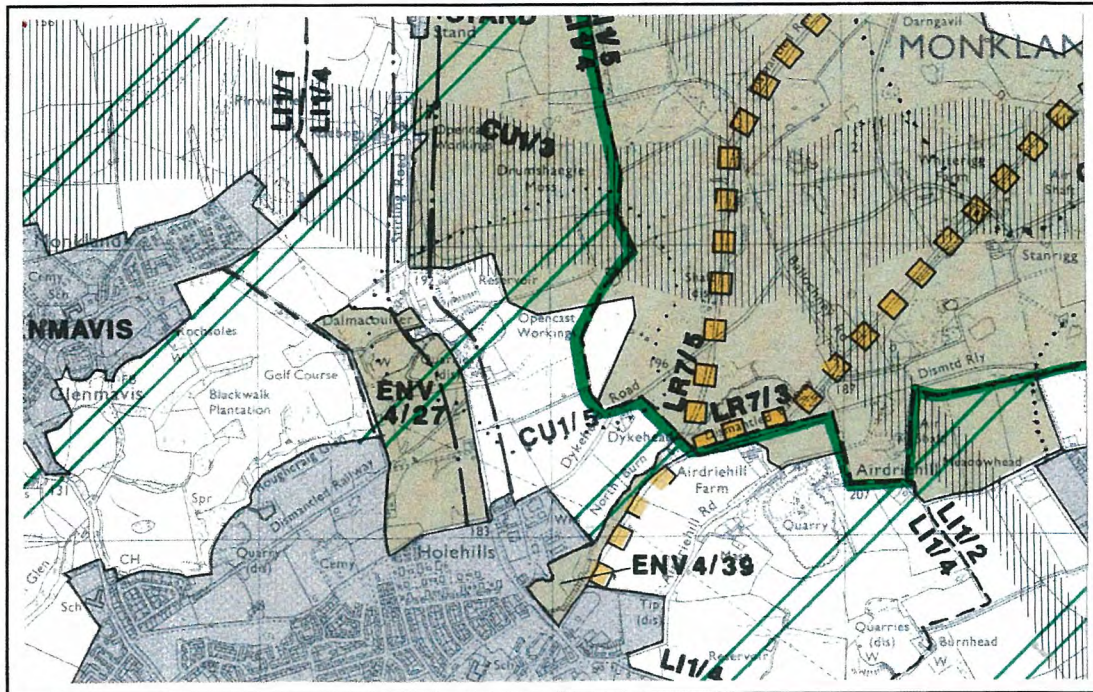
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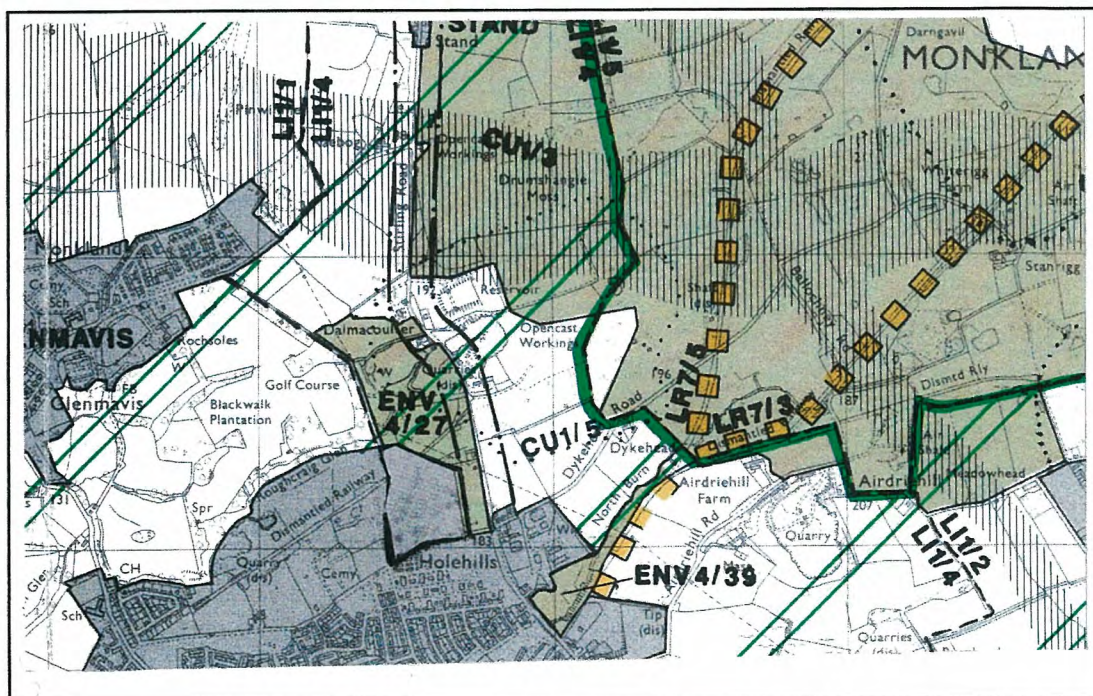
## First Alteration B (ii) Dykehead Road, Airdrie (Proposals Map 1)

The current boundary follows Dykehead Road on its north side, then northwards along a track

### Existing (Adopted Local Plan)



**Proposed Alteration** : Remove the site subject to planning consent for housing from policy GB1 and redesignate it as policy HG3/5



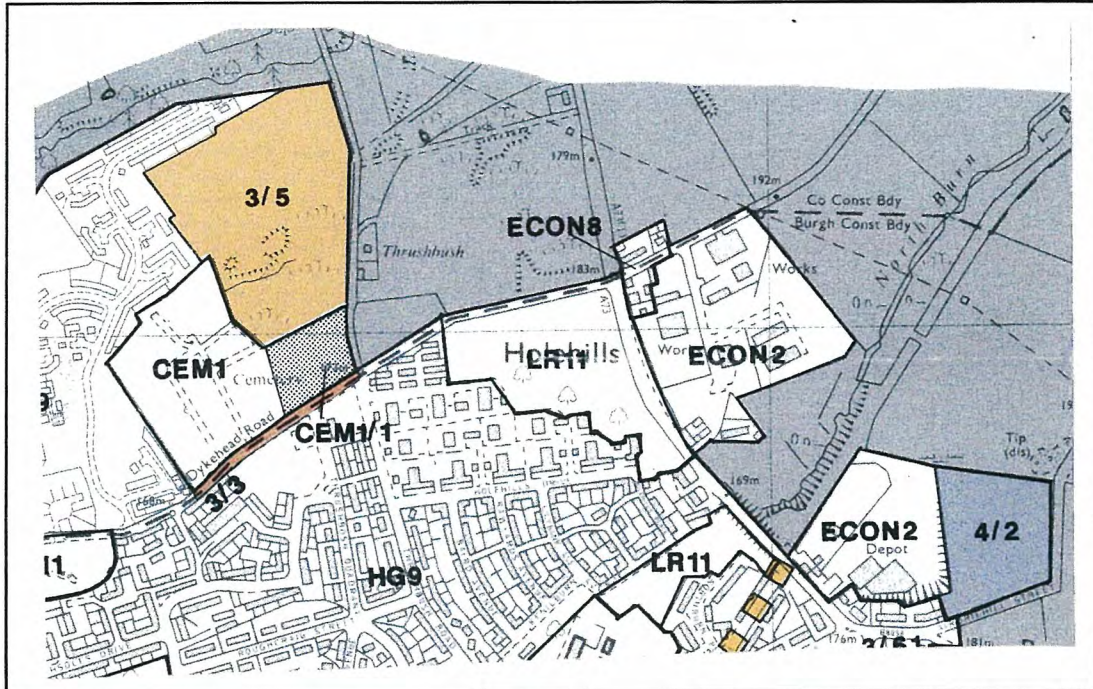
**Justification** : Planning consent has established residential use of the site. The proposed alteration would align the plan with the Council's decision. The current edge of Airdrie is not clearly or well defined at this locus. The woodland planting associated with the development of housing will provide a clear distinction between town and country at this location.



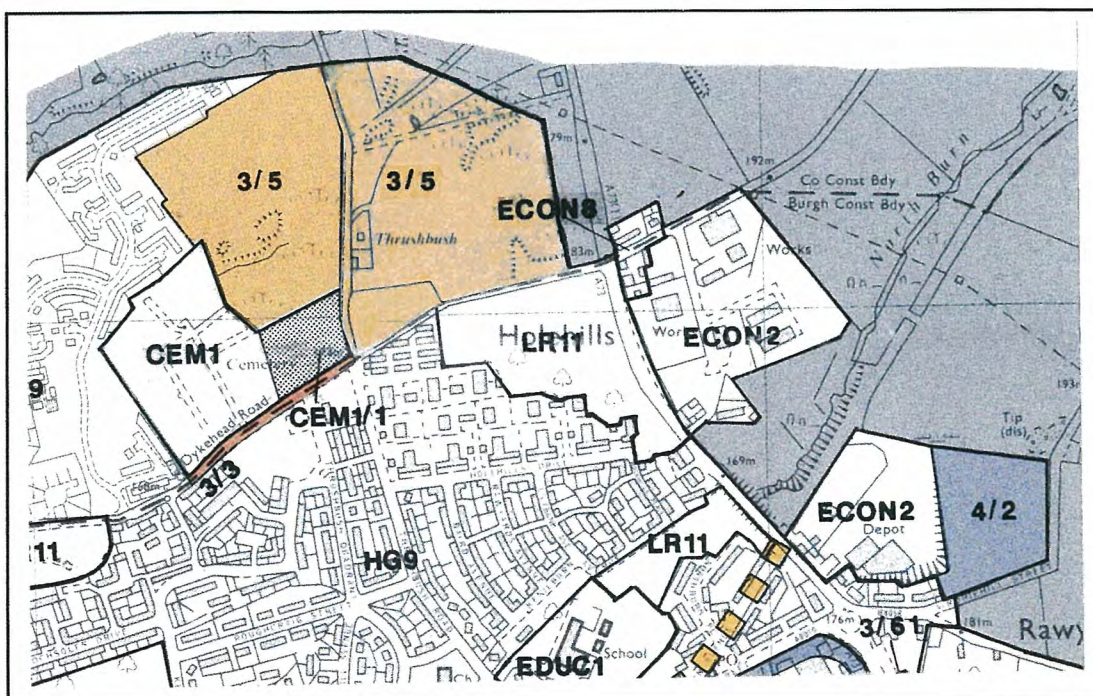
## First Alteration B (ii) Dykehead Road, Airdrie (Proposals Map 2)

The current boundary follows Dykehead Road on its north side, then northwards along a track

### Existing (Adopted Local Plan)



**Proposed Alteration** : Remove the site subject to planning consent for housing from policy GB1 and redesignate it as policy HG3/5



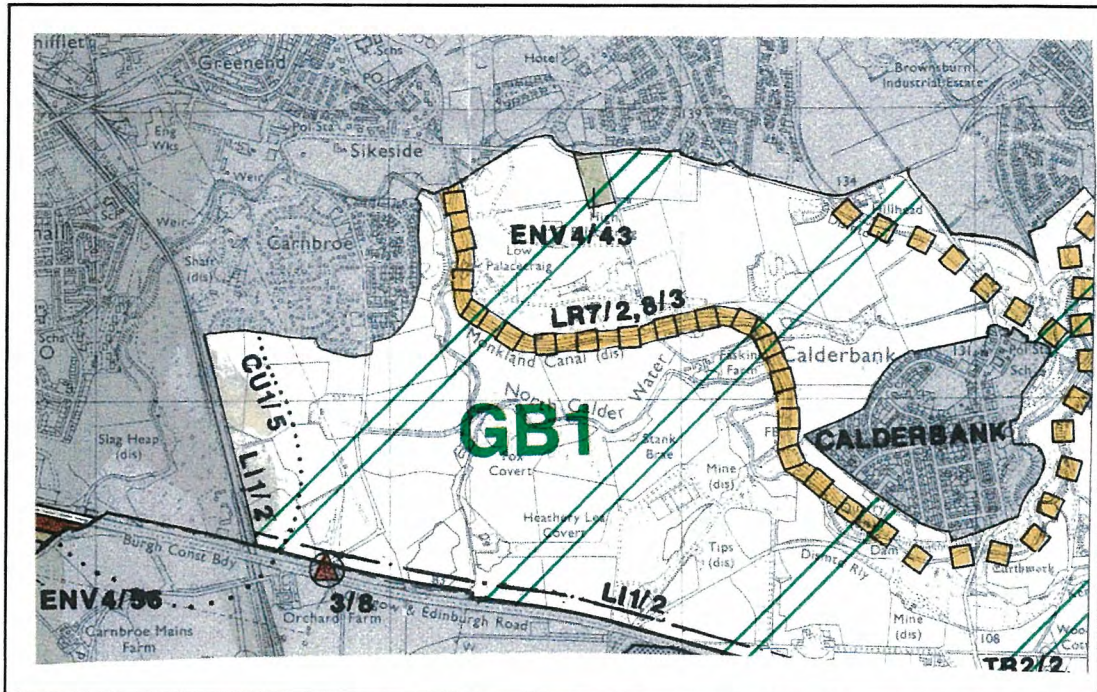
**Justification** : Planning consent has established residential use of the site. The proposed alteration would align the plan with the Council's decision. The current edge of Airdrie is not clearly or well defined at this locus. The woodland planting associated with the development of housing will provide a clear distinction between town and country at this location.



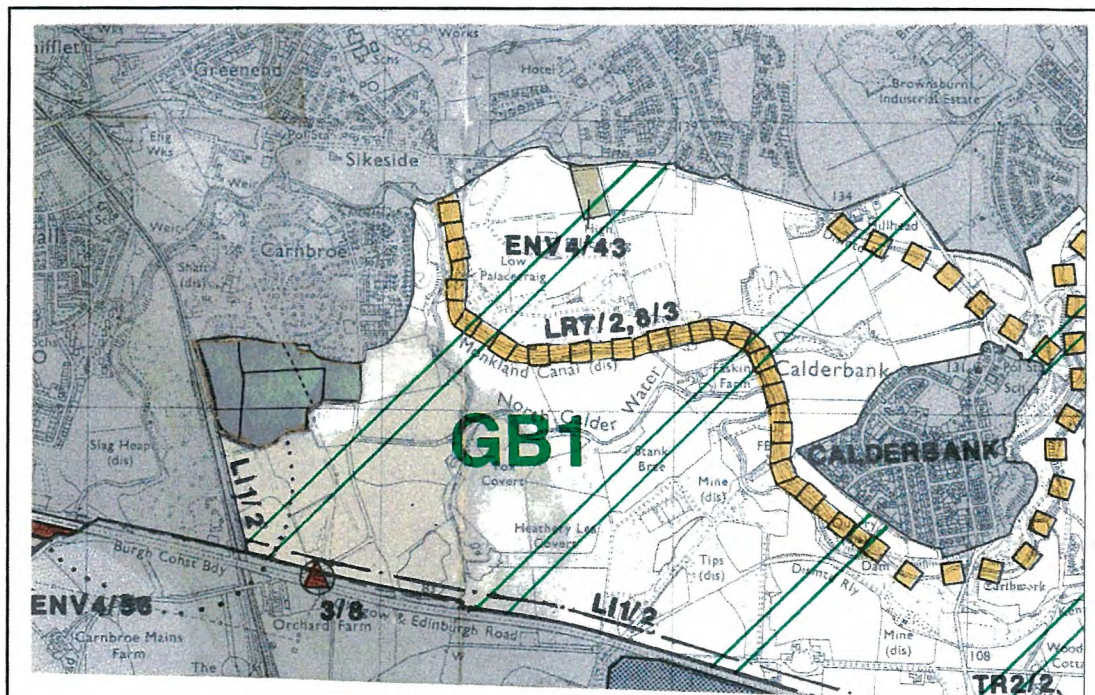
## First Alteration B (iii) Carnbroe South, Coatbridge (Proposals Map 1)

The current boundary follows the southern boundary of the existing built up area of Carnbroe, then southwards along a railway line.

### Existing (Adopted Local Plan)



**Proposed Alteration :** That the area forming the site with the benefit of planning consent for housing be removed from the Greenbelt and redesignated as policy HG3/67.



**Justification :** The site is a Strathclyde Structure Plan Greenbelt release site. Planning consent for housing has been granted for the site and development is underway. The Local Plan should reflect this. The topography of the site results in a change in land form which is readily identified on the ground and this should form a barrier to development spreading further south and west.

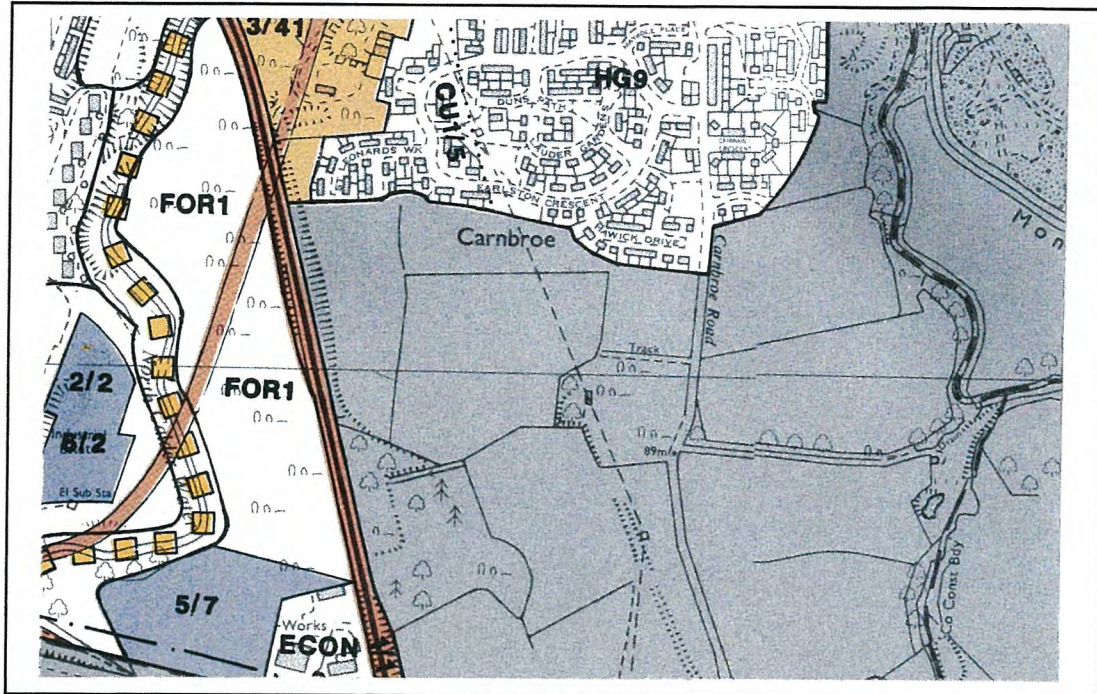




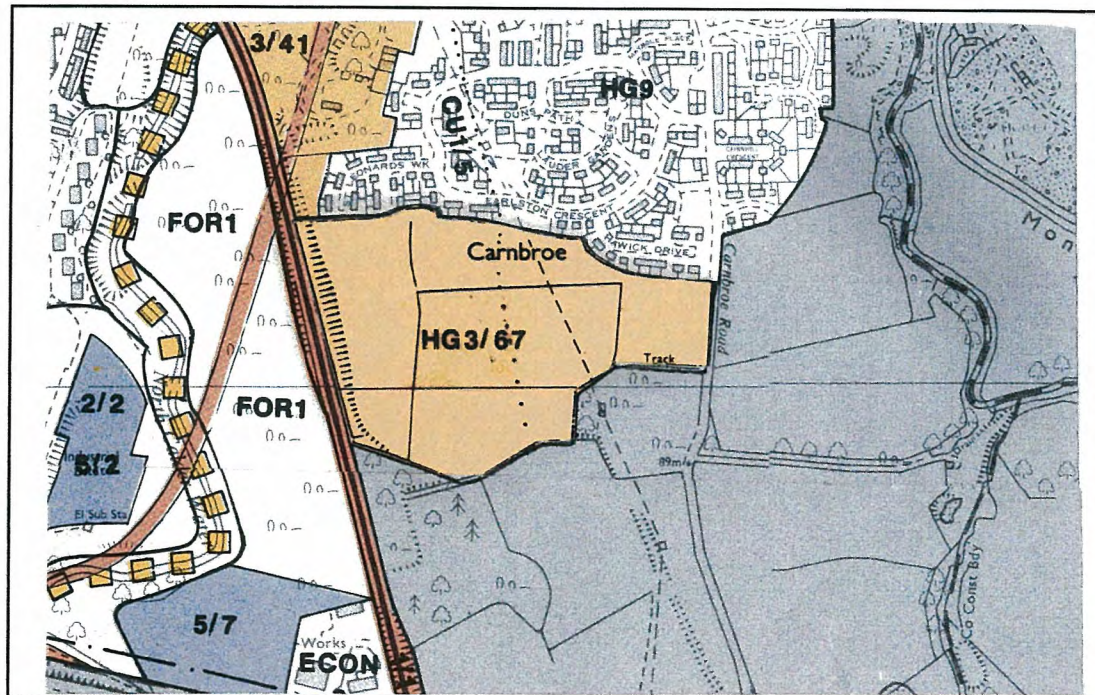
## First Alteration B (iii) Carnbroe South, Coatbridge (Proposals Map 2)

The current boundary follows the southern boundary of the existing built up area of Carnbroe, then southwards along a railway line.

### Existing (Adopted Local Plan)



**Proposed Alteration :** That the area forming the site with the benefit of planning consent for housing to be removed from the Greenbelt and redesignated as policy HG3/67.



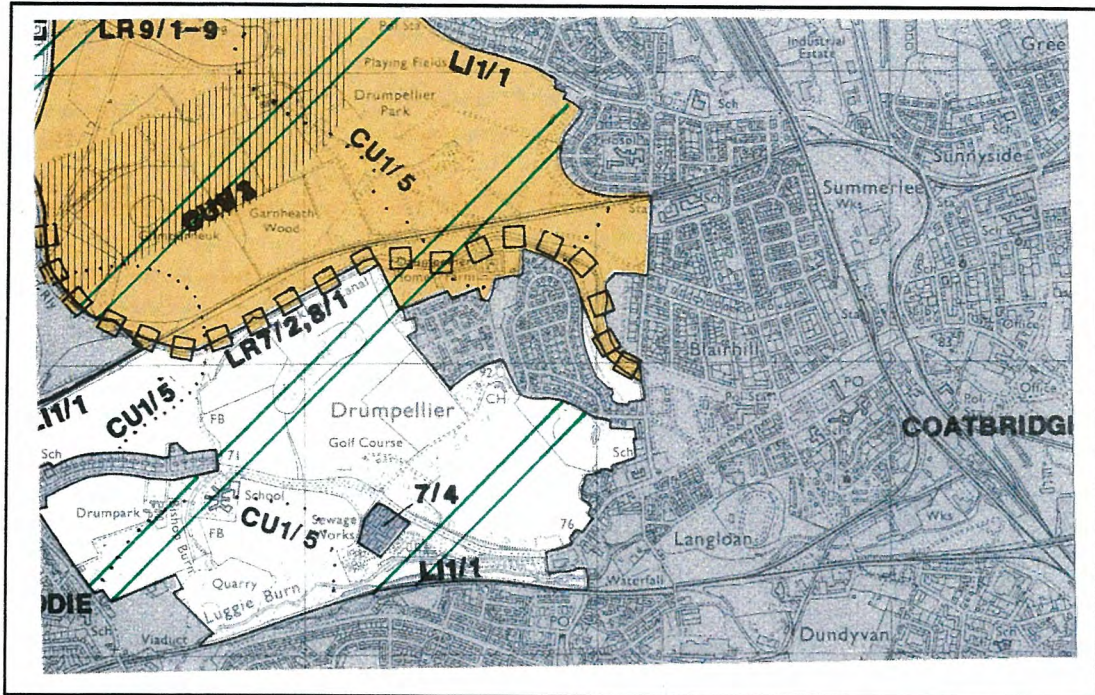
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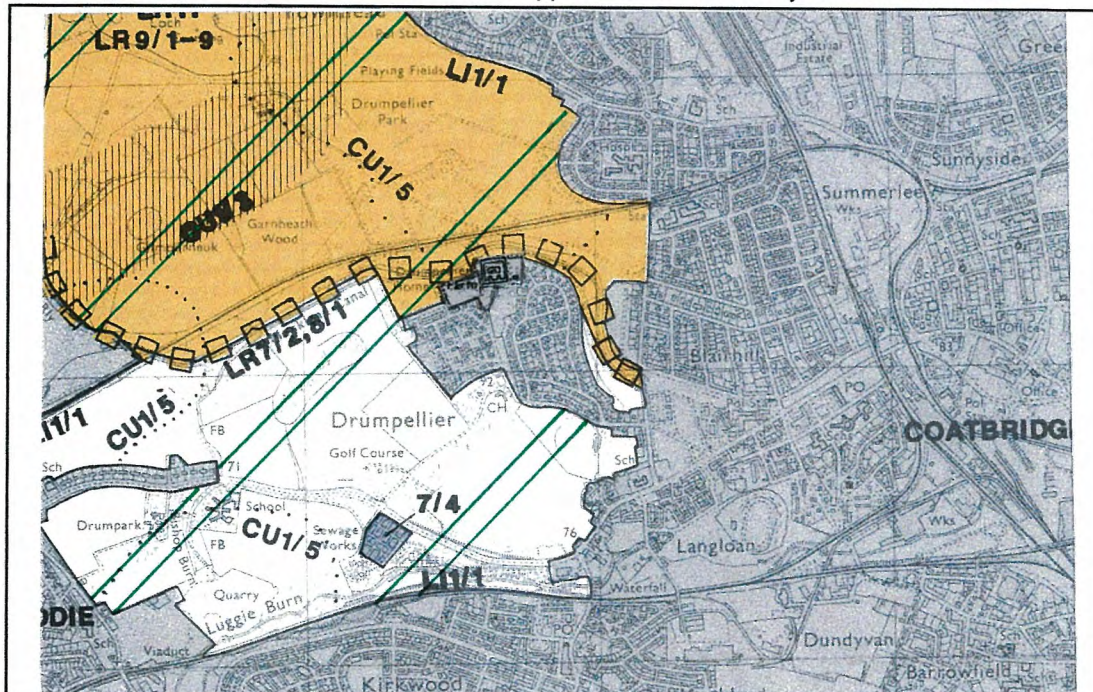
## First Alteration B (iv) Home Farm, Coatbridge (Proposals Map 1)

The current Greenbelt boundary follows the edge of the built up area immediately to the south of Home Farm.

### Existing (Adopted Local Plan)



**Proposed Alteration :** Remove Drumpellier Home Farm and adjoining fields from the Greenbelt and redesignate as HG3/68, whilst recognising the importance of the leisure opportunities afforded by Home Farm itself.



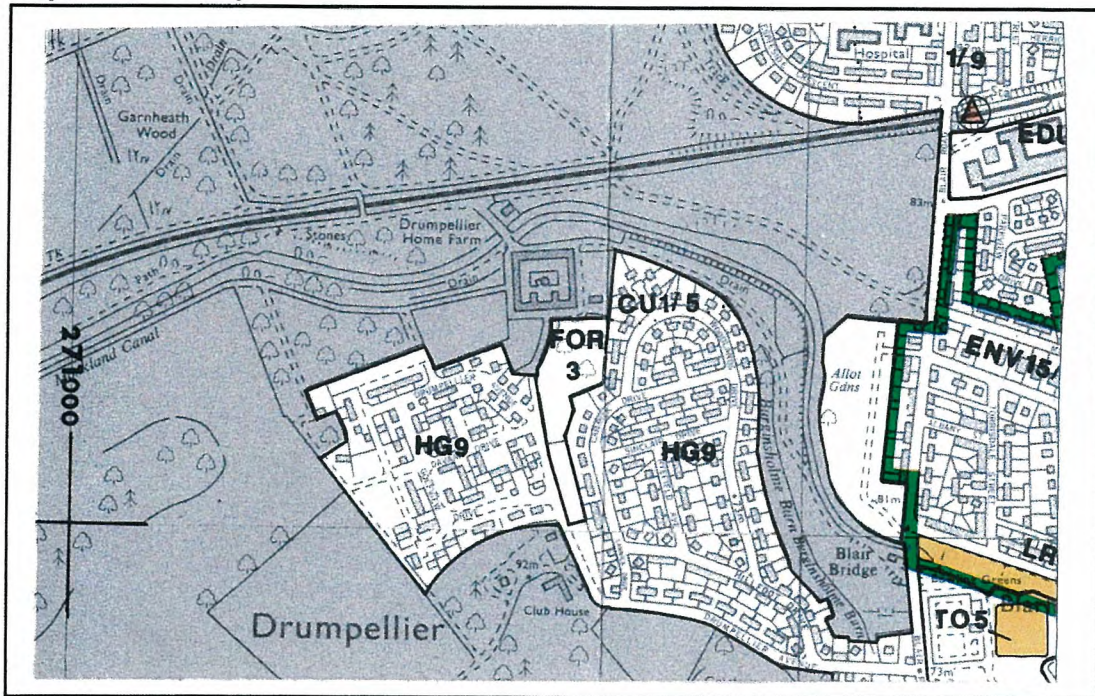
**Justification :** The current Local Plan designates the area as suitable for leisure and recreation in the Greenbelt and links the farm to Drumpellier Park. There is no particular logic in retaining this site in the Greenbelt, as it is associated with the urban area surrounding it. Moreover, the site could attract good quality housing and/or a leisure/tourism development without encroaching on the strategic edge between Coatbridge and the west. The suggested alteration would not detract from the wider Greenbelt. The setting of the Listed Building can be protected through consideration of a planning application and/or the terms of a development brief.



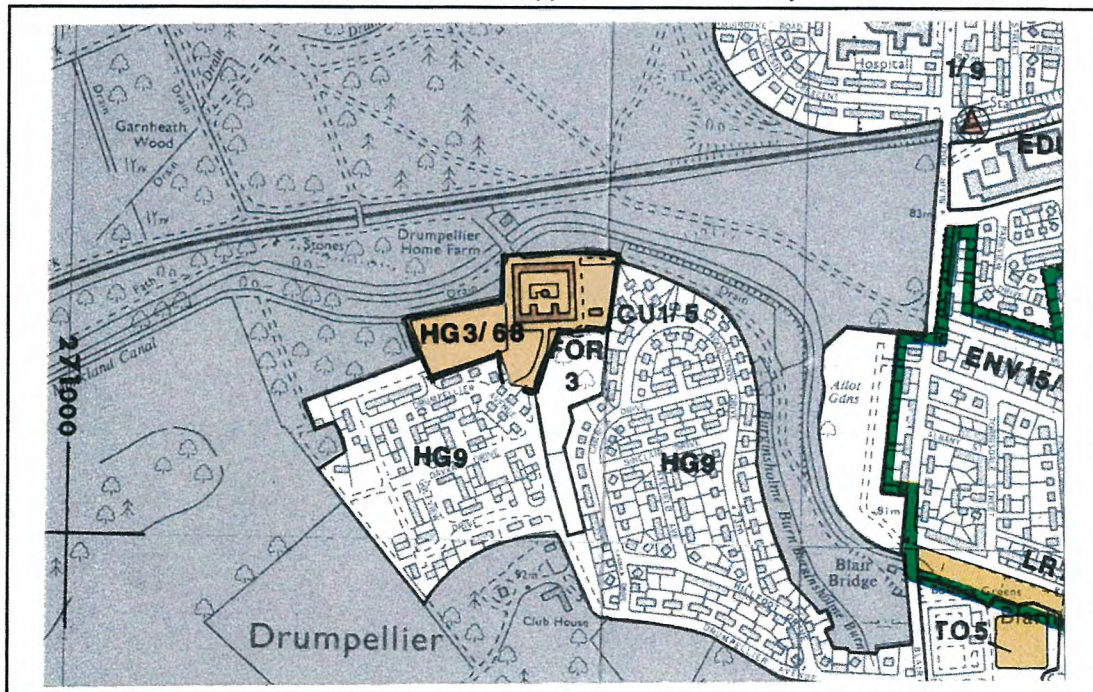
## First Alteration B (iv) Home Farm, Coatbridge (Proposals Map 2)

The current Greenbelt boundary follows the edge of the built up area immediately to the south of Home Farm.

### Existing (Adopted Local Plan)



**Proposed Alteration** : Remove Drumpellier Home Farm and adjoining fields from the Greenbelt and redesignate as HG3/68, whilst recognising the importance of the leisure opportunities afforded by Home Farm itself.



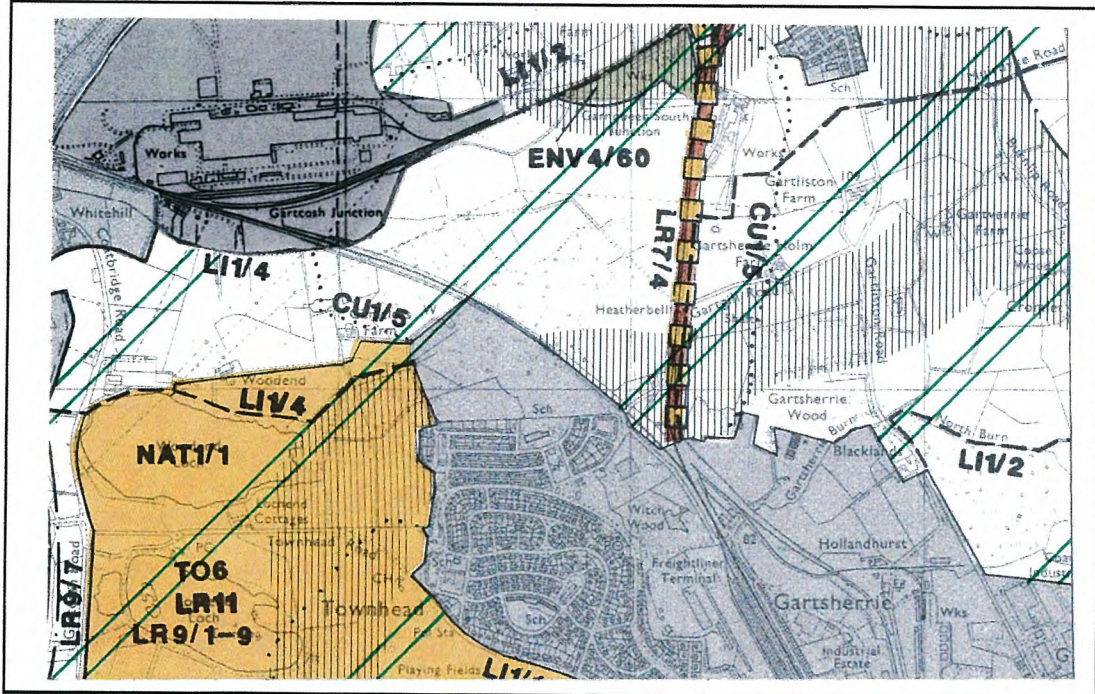
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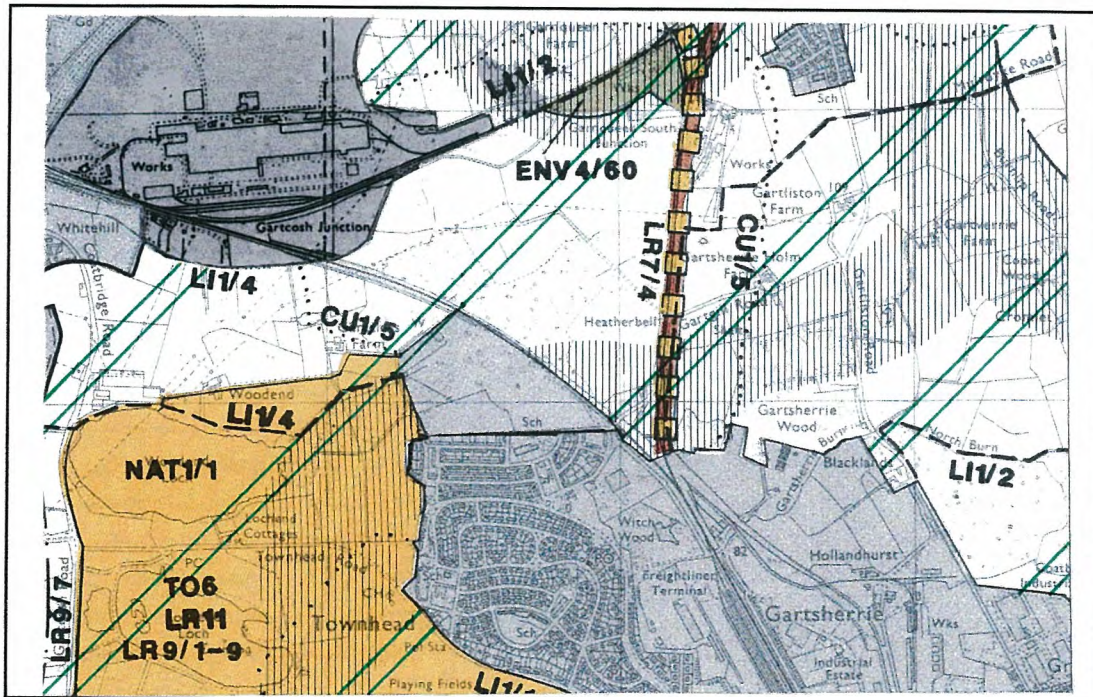
## First Alteration B (v) Townhead, Coatbridge (Proposals Map 1)

The current Greenbelt boundary follows the edge of the built up area, a railway embankment and a track.

### Existing (Adopted Local Plan)



**Proposed Alteration :** Remove the entire site from HG11 Housing Search Area and redesignate it as GB1 Greenbelt.



**Justification :** The area has never attracted any developer interest. Part of the site is covered by semi mature trees and another part has a relatively steep slope which may prove difficult to develop. The current edge of the built up area has maintained a clear cut urban/countryside boundary.

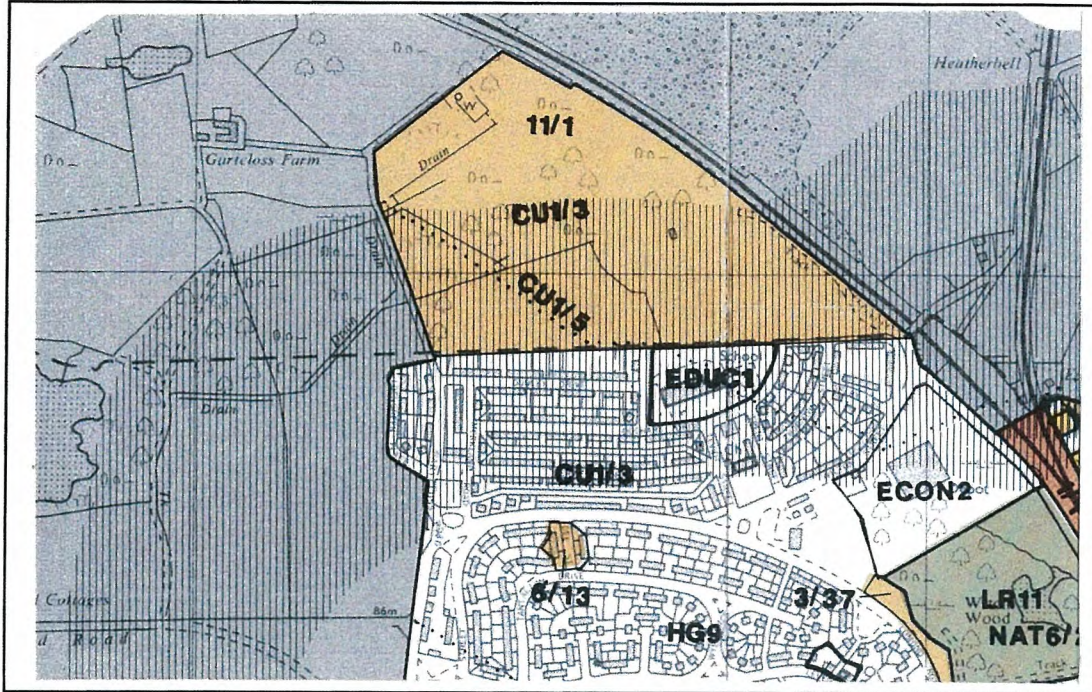




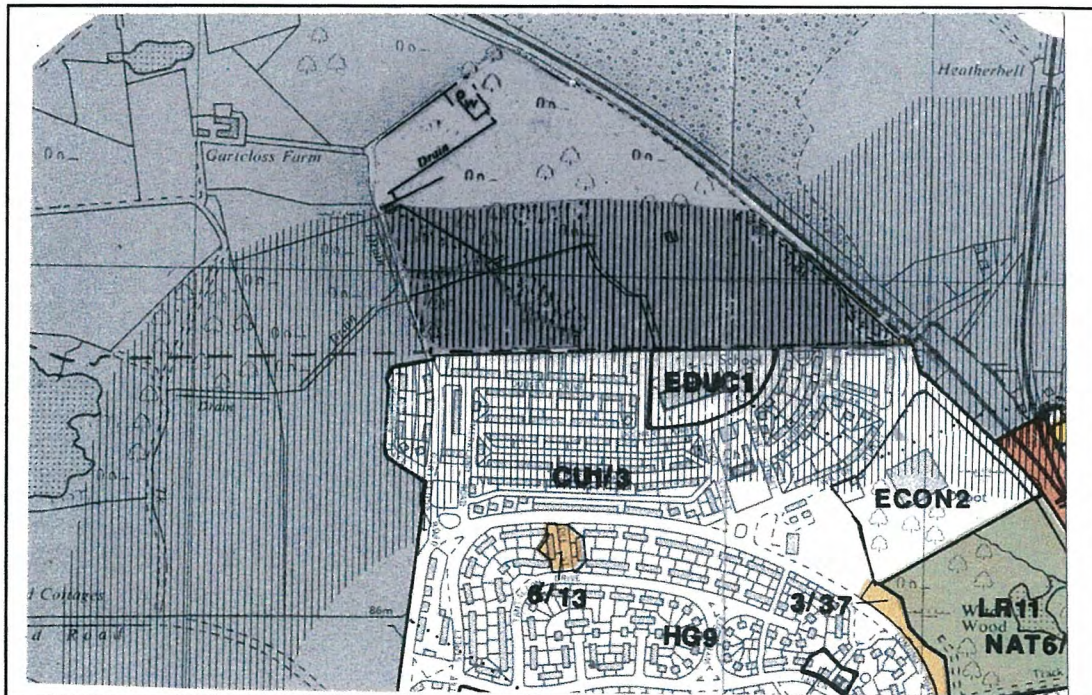
**First Alteration B (v) Townhead, Coatbridge (Proposals Map 2)**

The current Greenbelt boundary follows the edge of the built up area, a railway embankment and a track.

**Existing (Adopted Local Plan)**



**Proposed Alteration :** Remove the entire site from HG11 Housing Search Area and redesignate it as GB1 Greenbelt.



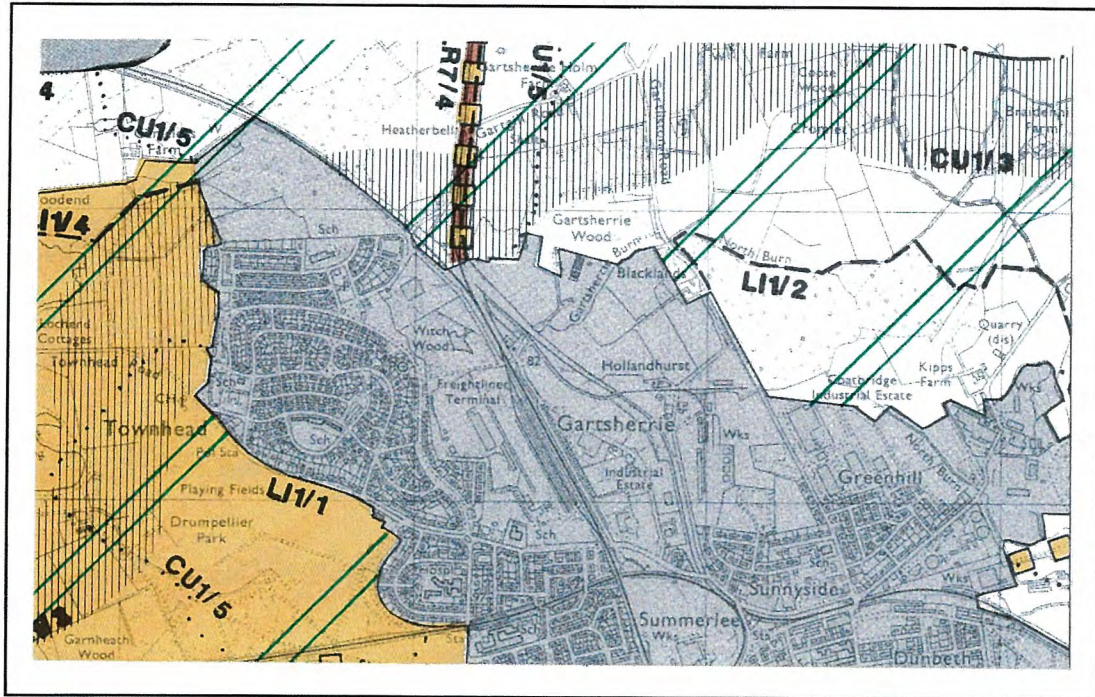
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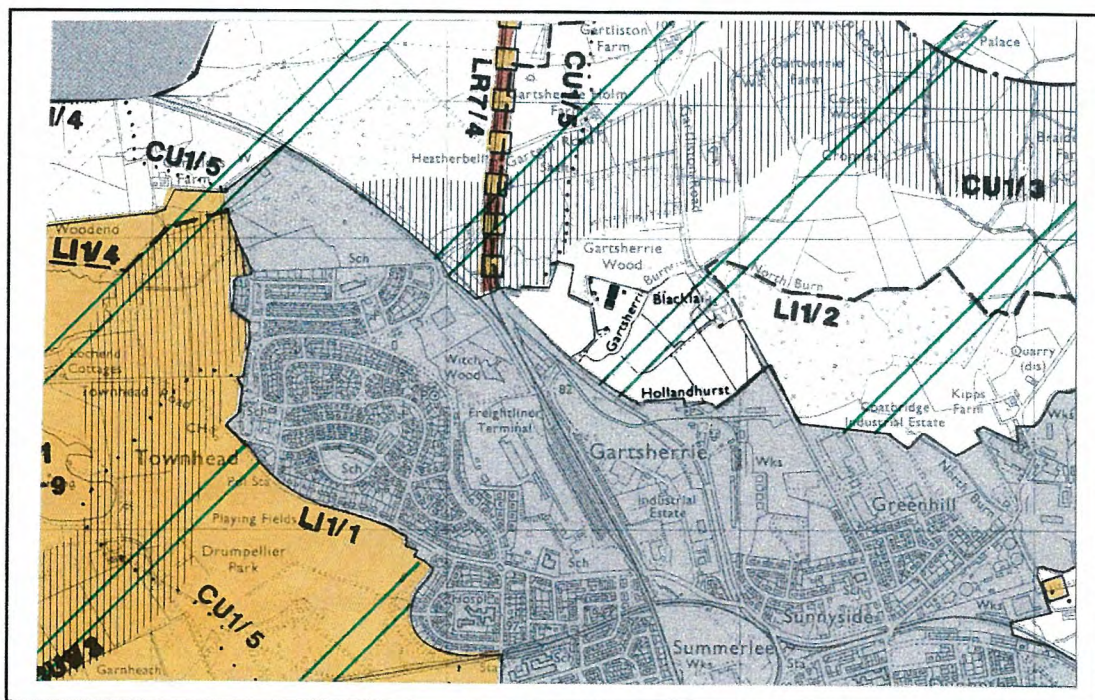
## First Alteration B (vi) Blacklands, Coatbridge (Proposals Map 1)

The current Greenbelt boundary follows an irregular line from Hollandhurst Road to East Lodge, passing immediately north of Glenburn Nursery. The site has no designation under Monklands District 1991 Local Plan, following its removal from HG11 Housing Search Areas. No replacement designation was made, an undesirable situation.

### Existing (Adopted Local Plan)



### Proposed Alteration : The site be designated as GB1 Greenbelt



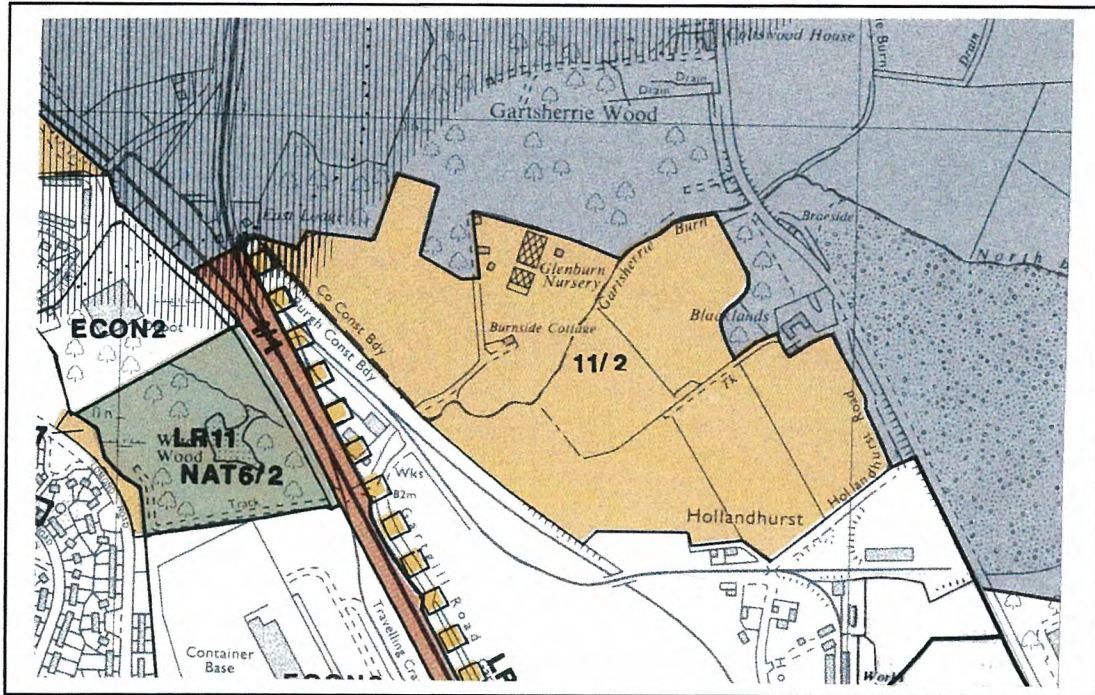
**Justification :** The area was only removed from the Greenbelt for housing purposes. However, the housebuilders consider it ineffective. Removing it from the built-up areas is considered to be the most appropriate course of action. The proposed boundary would be defensible, as it follows the existing built-up area.



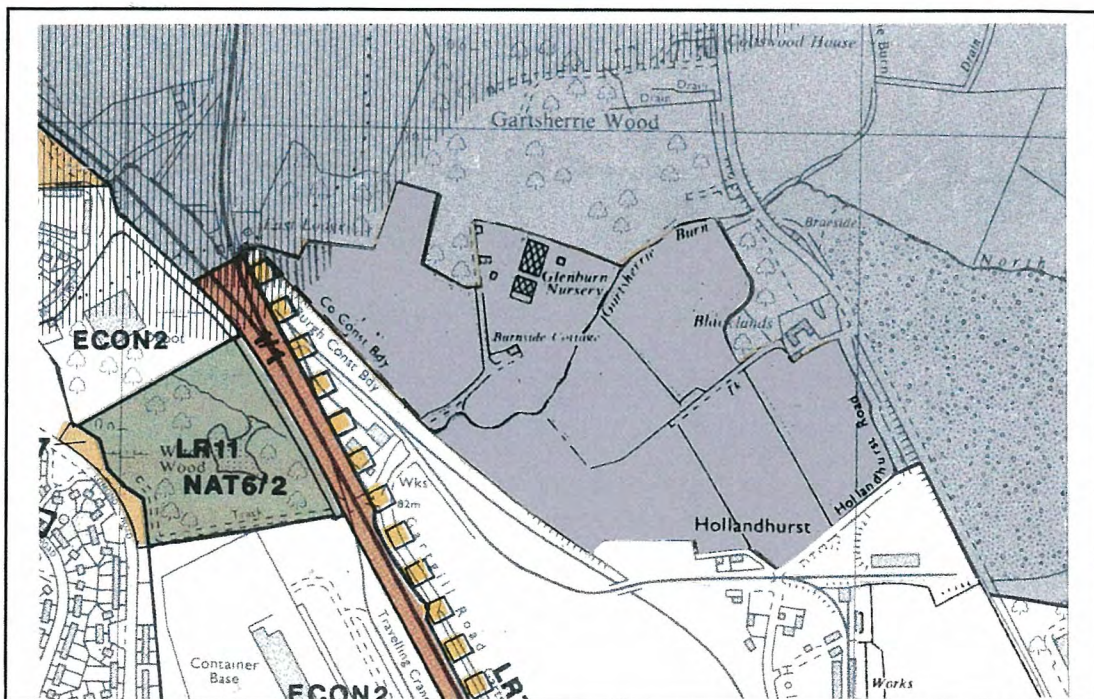
## First Alteration B (vi) Blacklands, Coatbridge (Proposals Map 2)

The current Greenbelt boundary follows an irregular line from Hollandhurst Road to East Lodge, passing immediately north of Glenburn Nursery. The site has no designation under Monklands District 1991 Local Plan, following its removal from HG11 Housing Search Areas. No replacement designation was made, an undesirable situation.

### Existing (Adopted Local Plan)



### Proposed Alteration : The site be designated as GB1 Greenbelt



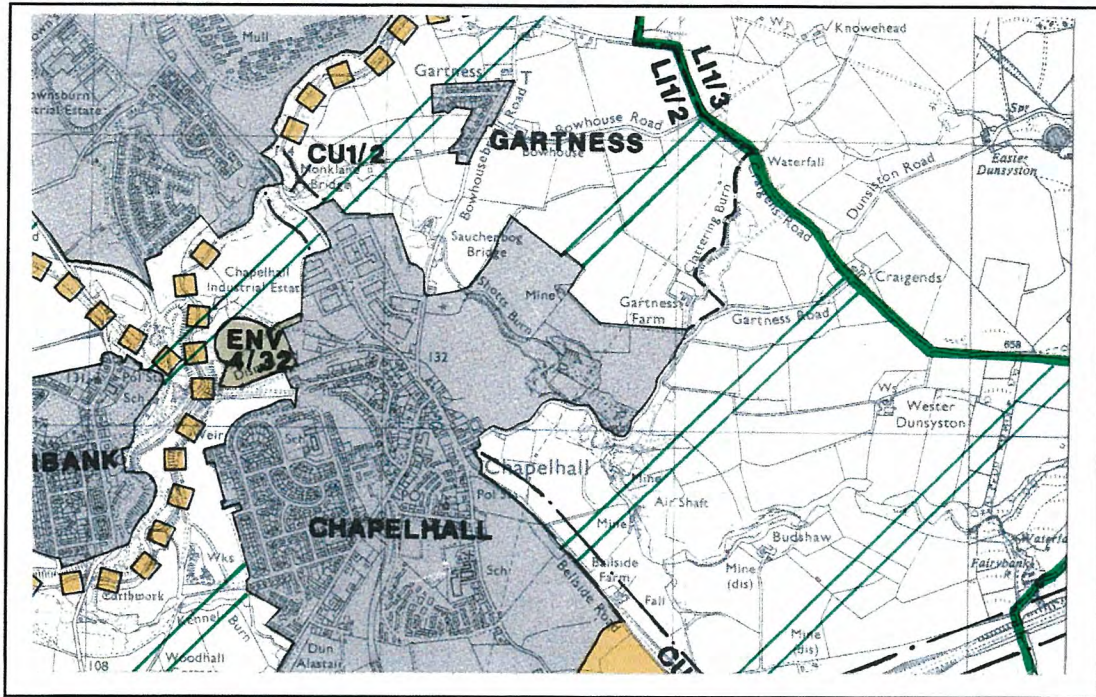
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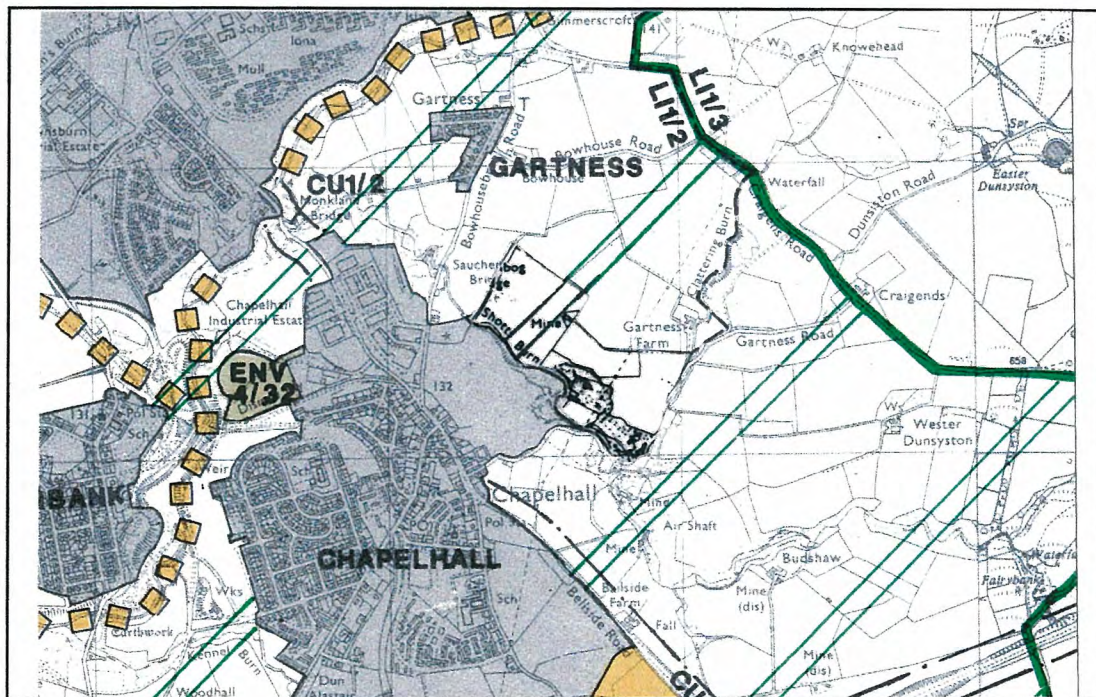
**First Alteration B (vii) Chapelhall (Proposals Map 1)**

The current Greenbelt boundary follows Lauchope Mill Road, two field boundaries and Shotts Burn.

**Existing (Adopted Local Plan)**



**Proposed Alteration :** Remove the leisure and recreation designation and designate the site as GB1 Greenbelt



**Justification :** The current boundary is not well defined. Utilising the slope and river valley to continue the existing edge to both the north and south would give a clear edge at this locus. Such redesignation would not prejudice any leisure proposal compatible within the Greenbelt.

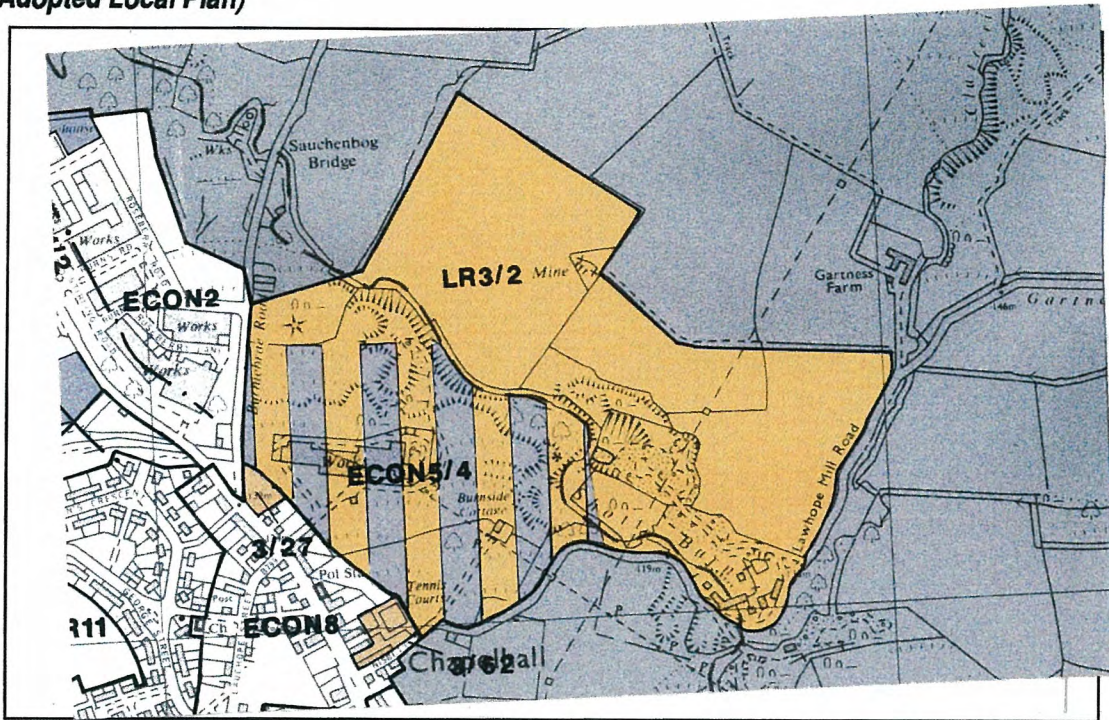




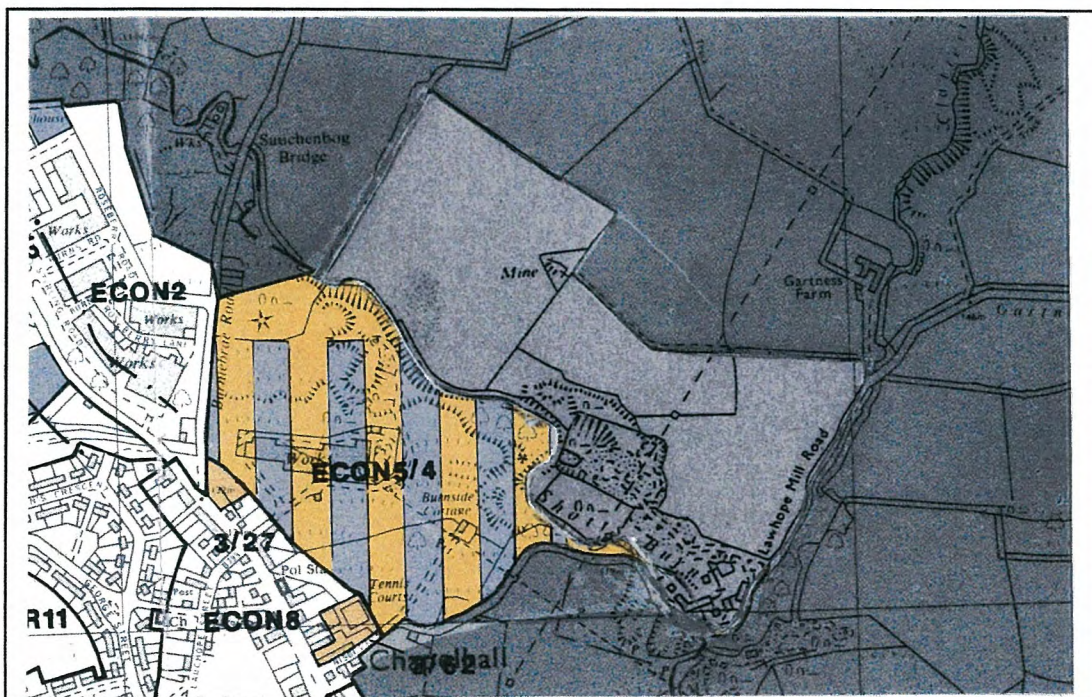
### First Alteration B (vii) Chapelhall (Proposals Map 2)

The current Greenbelt boundary follows Lauchope Mill Road, two field boundaries and Shotts Burn.

#### Existing (Adopted Local Plan)



**Proposed Alteration :** Remove the leisure and recreation designation and designate the site as GB1 Greenbelt



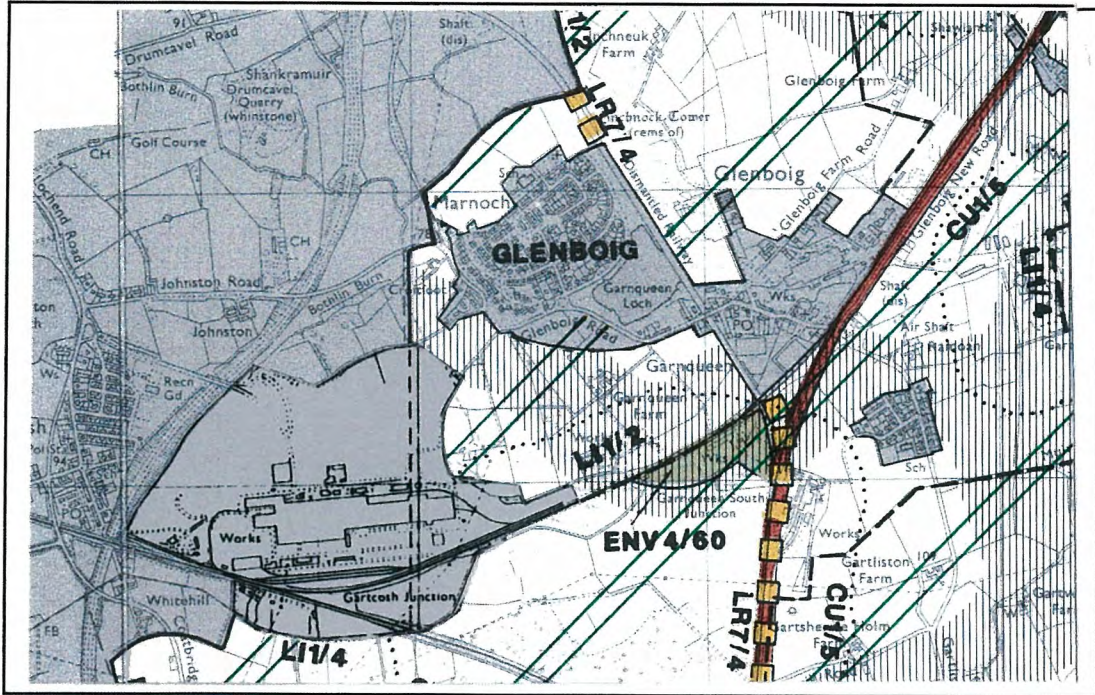
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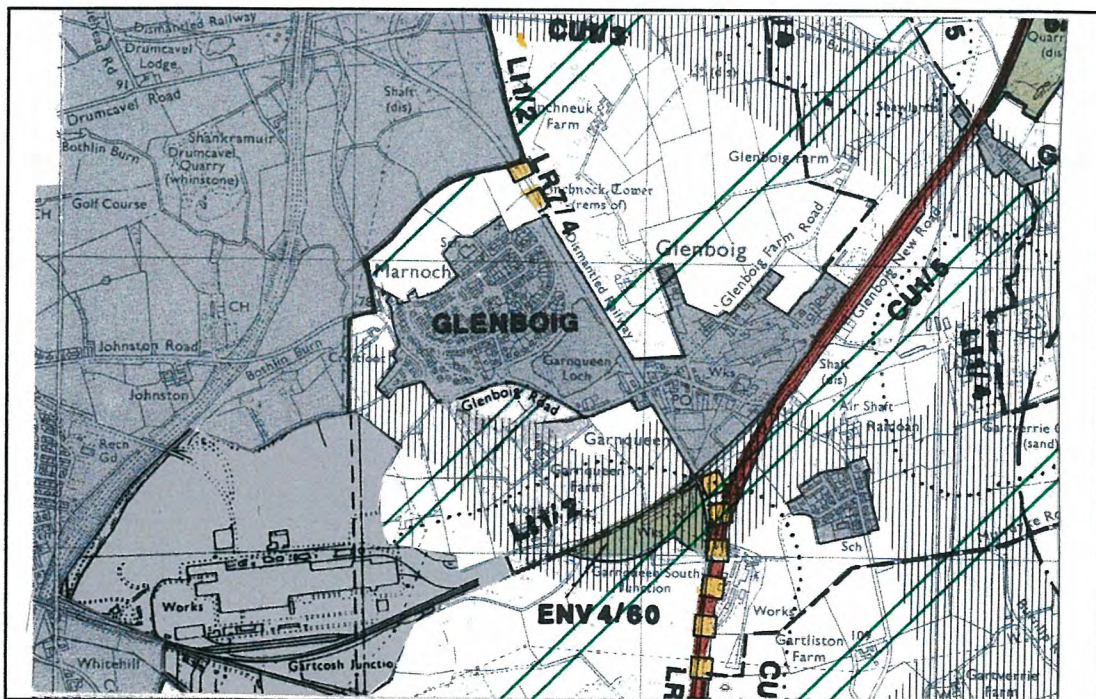
**First Alteration B (viii) Glenboig Road, Glenboig (Proposals Map 1)**

The current boundary lies to the south of the designated housing site in open countryside.

**Existing (Adopted Local Plan)**



**Proposed Alteration :** That the site be removed from HG3 and designated as GB1 Greenbelt



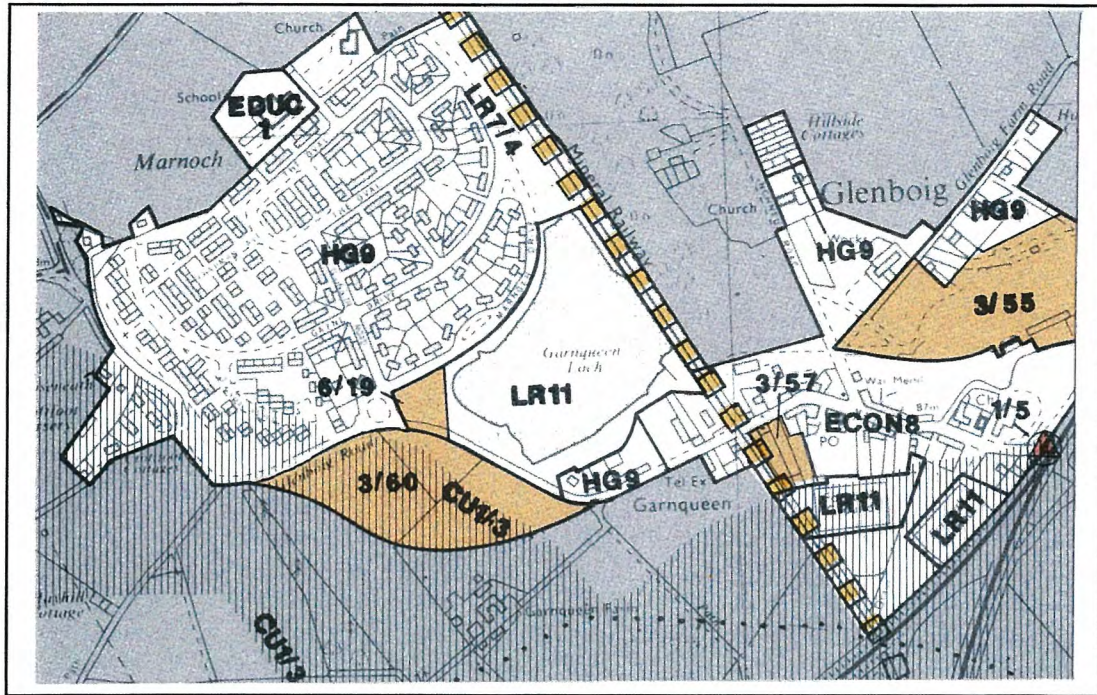
**Justification :** The site is not readily developable and has various serious constraints. Therefore, it is not surprising that it has not generated any developer interest. As a result, the site is considered to be ineffective. The proposed Greenbelt edge would be clear and identifiable, unlike the current ad hoc situation.



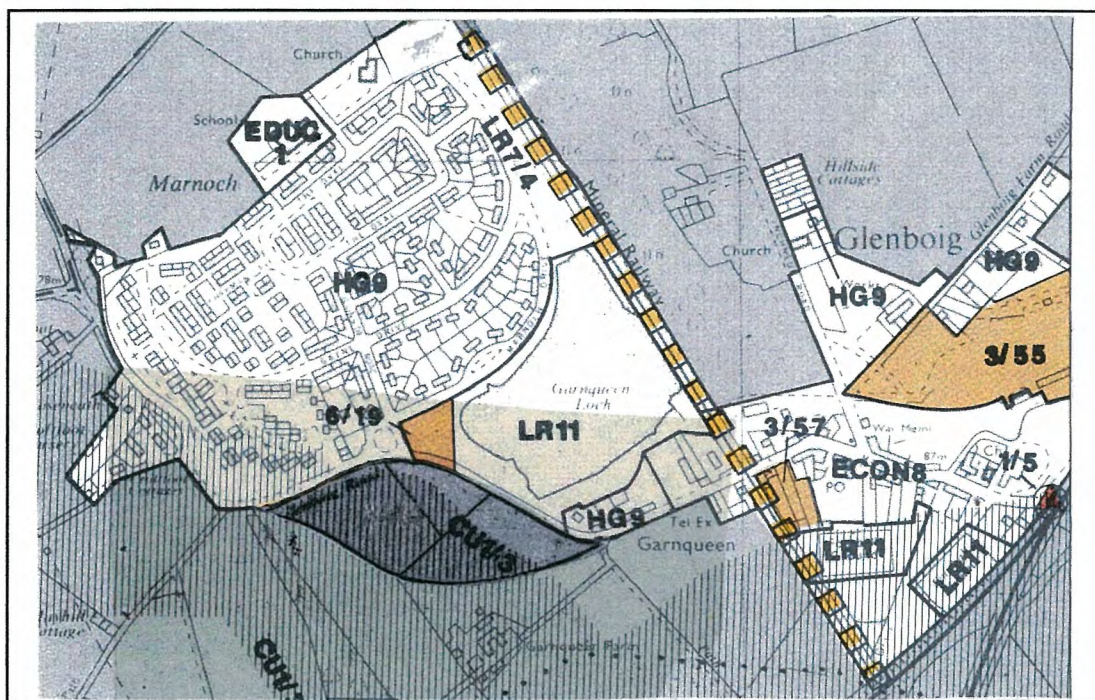
**First Alteration B (viii) Glenboig Road, Glenboig (Proposals Map 1)**

The current boundary lies to the south of the designated housing site in open countryside.

**Existing (Adopted Local Plan)**



**Proposed Alteration :** That the site be removed from HG3 and designated as GB1 Greenbelt



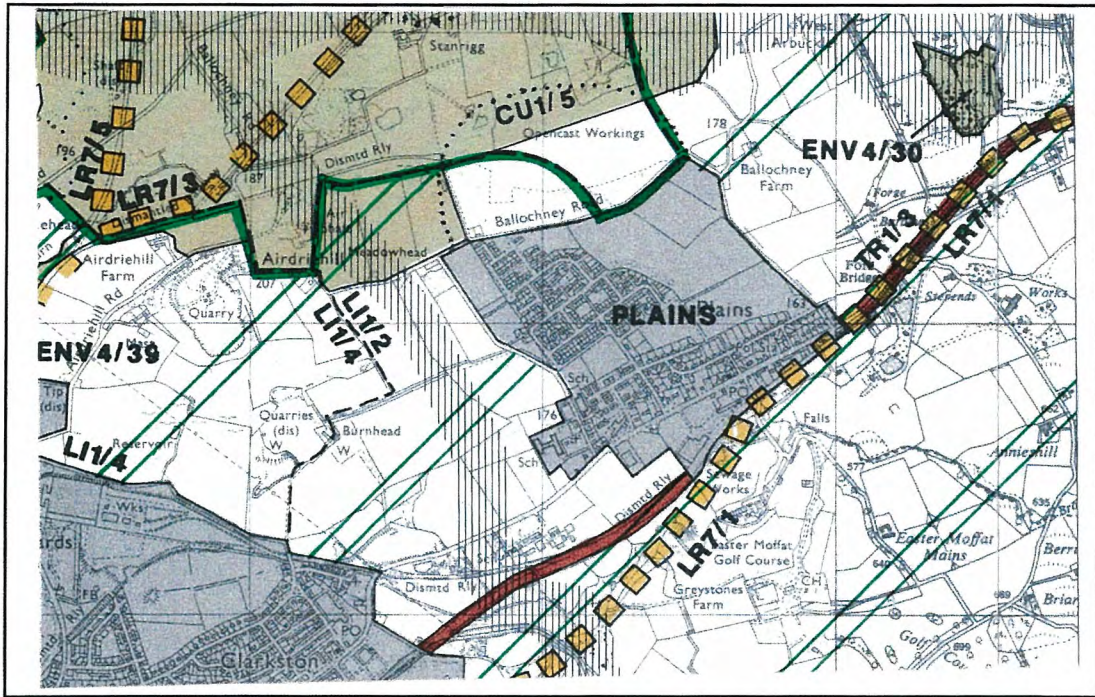
**Justification :** The site is not readily developable and has various serious constraints. Therefore, it is not surprising that it has not generated any developer interest. As a result, the site is considered to be ineffective. The proposed Greenbelt edge would be clear and identifiable, unlike the current ad hoc situation.



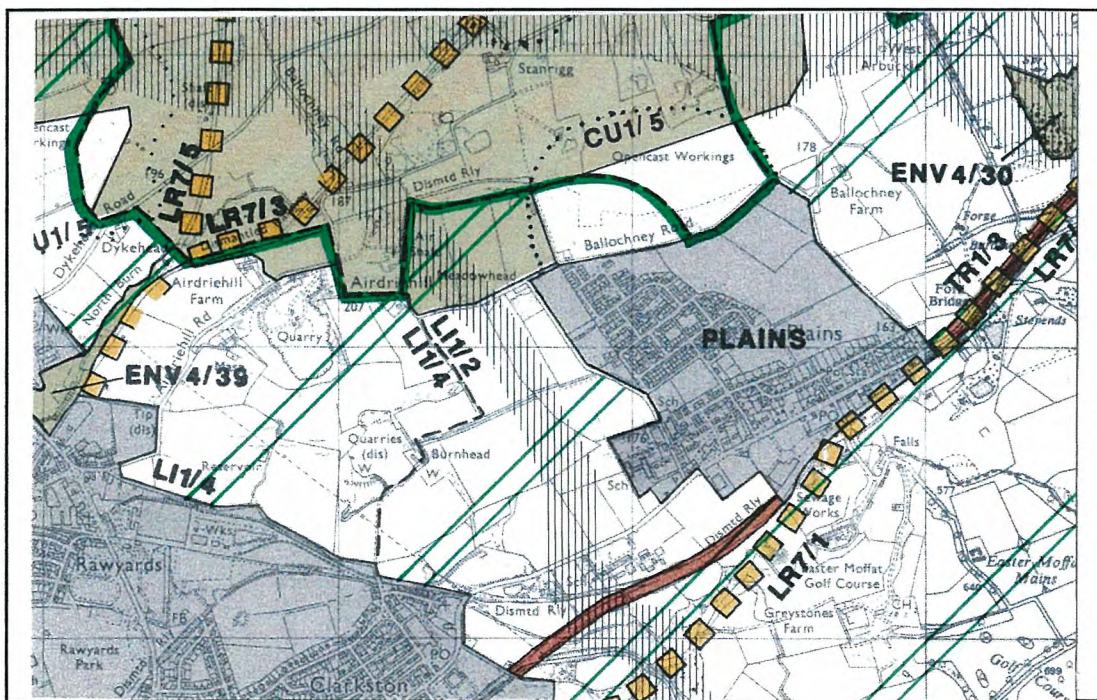
**First Alteration B (ix) St David's School, Plains (Proposals Map 1)**

The current boundary follows the edge of the built up area.

**Existing (Adopted Local Plan)**



**Proposed Alteration :** That the area be removed from the Greenbelt and designated as HG3/69



**Justification :** Planning consent has established residential use of the site. The proposed alteration would align the plan with the Council's decision, whilst retaining a defensible Greenbelt edge.

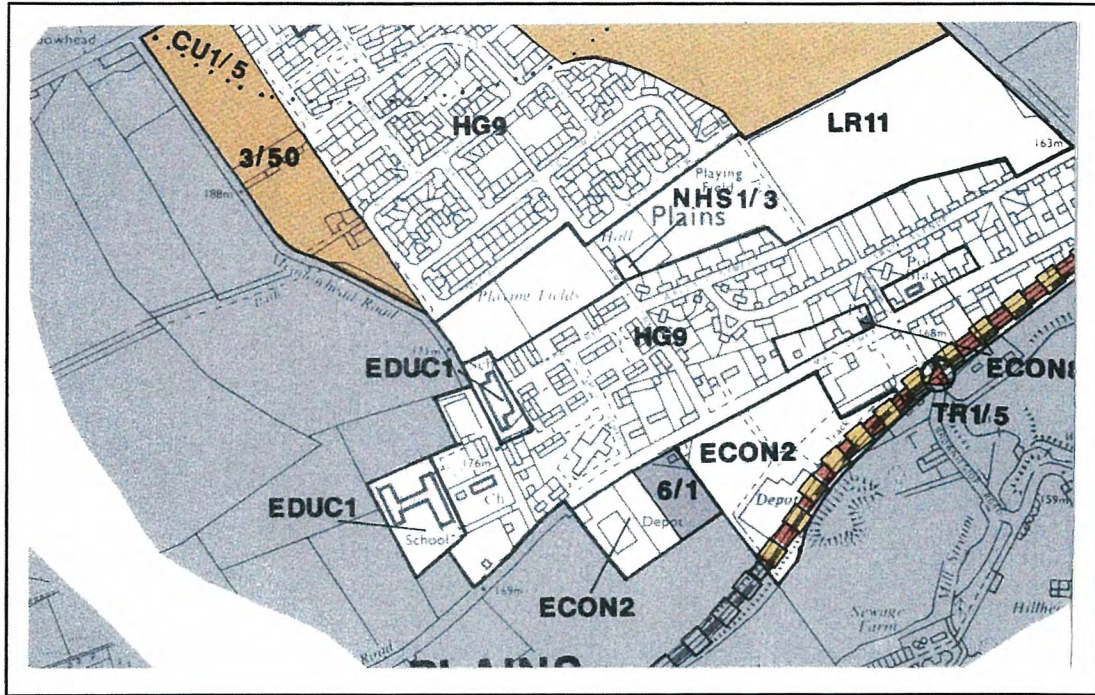




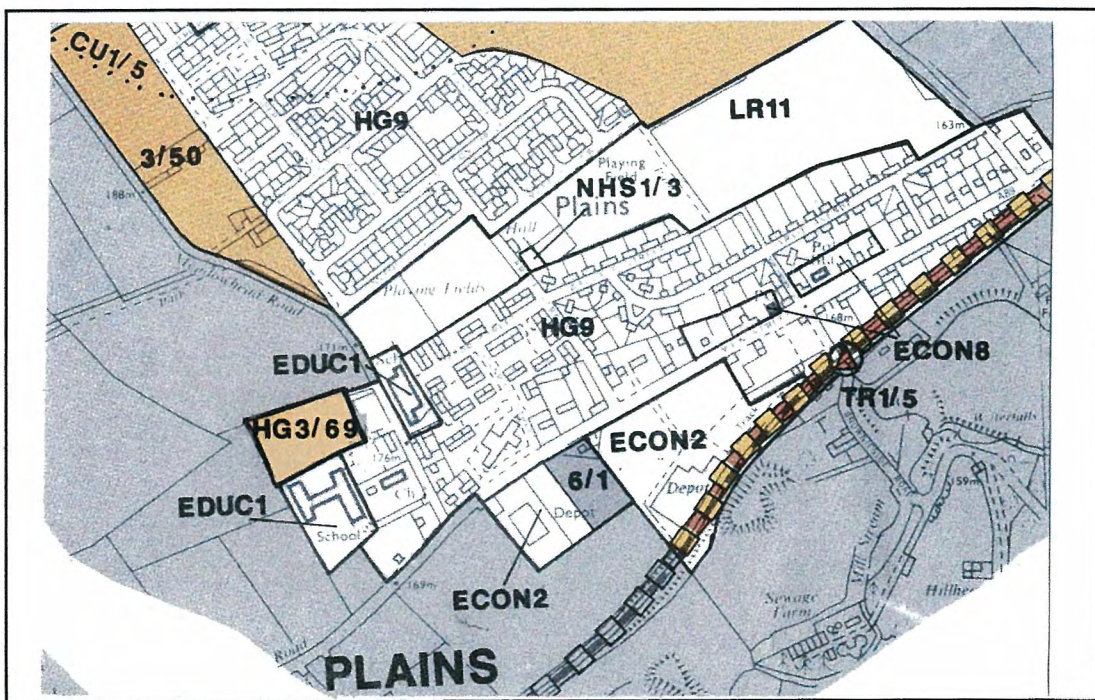
**First Alteration B (ix) St David's School, Plains (Proposals Map 1)**

The current boundary follows the edge of the built up area.

**Existing (Adopted Local Plan)**



**Proposed Alteration :** That the area be removed from the Greenbelt and designated as HG3/69



**Justification :** Planning consent has established residential use of the site. The proposed alteration would align the plan with the Council's decision, whilst retaining a defensible Greenbelt edge.



## Finalised First Alteration C : Commercial Policies COM1, COM2 & COM3

### *Reason for Alteration*

In October 1995, the former Monklands District Council's Planning and Development Committee was advised of the decision by a Reporter appointed by the Secretary of State, to sustain an appeal by Halldale Land Ltd. for the erection of a foodstore at 202 Main Street, Coatbridge.

Consequently, the then Director of Planning and Development advised that was the District Council, or its successor as local planning authority, to seek to exercise more control over applications for planning permission for out of centre retail developments, then the wording of the shopping policies COM1 and COM2 in Monklands District Local Plan 1991 required to be modified to emphasise that the Council was strongly in favour of the development of any new retail floorspace within town centres. In addition, he advised that the boundaries of Airdrie and Coatbridge Town Centres should be clearly defined in the Local Plan, and a new Article 4 Direction promoted, thereby requiring developers to obtain planning permission for a change of use from a car showroom (Class 1 sui generis) to Class 1 shops.

In the 1994 Structure Plan Review, Strathclyde Regional Council issued finalised Structure Plan policies which, if adopted, would lead further to confusion and uncertainty. Policy RET2A is not explicit enough with regard to cumulative impact or for "proposals for retail developments of the order of 2000 sqm gross floorspace, or more, **outside** existing centres".

The National Planning and Policy Guidelines on Retailing (NPPG8), published in April 1996, outlines the Government's emphasis on the importance of maintaining the vitality and viability of town centres.



**First Alteration C(i) : Policy COM1*****Existing Policy (Adopted Local Plan)***

COM1 : MAINTAIN VIABLE TOWN CENTRES

The District Council will :

- (a) Resist major commercial developments within or without the District which threaten the viability of the retail cores of Coatbridge and Airdrie.
- (b) Encourage major commercial developments which will enhance and extend the retail cores of Airdrie and Coatbridge.

***Proposed Alteration***

COM1 : MAINTAIN THE ROLE OF TOWN CENTRES ( REFER TO MAPS C(i) & C(ii) )

The Council will seek to maintain and improve the quality of shopping provision within the Local Plan Area in the retail sector by:-

- (a) Directing major (over 1000 sqm gross) retail development to either within or adjacent to the town centres of Airdrie and Coatbridge, where appropriate development opportunities exist in support of both Structure Plan and National Planning Guidance.
- (b) Promoting the enhancement and improvement of the physical fabric and infrastructure in the Town Centres, e.g. through Town Centre Action Plans.
- (c) Bringing forward opportunities for retail developments within the Town Centres in line with sustainable objectives and national development plan guidance.
- (d) Directing minor (less than 1000 sqm gross) retail development to the COM5 areas identified in the Local Plan.
- (e) Supporting the provision of local shopping facilities in new housing areas as demand evolves.



## **First Alteration C(ii) : Policy COM2**

### ***Existing Policy (Adopted Local Plan)***

#### **COM2 : CRITERIA FOR NEW SHOPPING DEVELOPMENTS**

The District Council will judge proposals for new shopping developments against the following criteria :-

- (a) Support for viability of existing shopping areas.
- (b) Convenience of access for pedestrians and vehicles.
- (c) Creation of a safe and pleasant shopping environment.
- (d) Balance of unit size and mix of retail / non retail uses.
- (e) Adequacy of car parking and public transport.
- (f) Quality and sensitivity of design.

### ***Proposed Alteration***

#### **COM2 : CRITERIA FOR EVALUATING ALL NEW RETAIL PROPOSALS.**

The Council will evaluate all new retail proposals against the following criteria :-

- (a) Whether the proposal will maintain and/or enhance the vitality and viability of existing retail centres in line with COM1
- (b) Whether the location of a proposal is within or adjoining an existing retail centre in line with COM1
- (c) Ability of the appropriate catchment population to support such a facility.
- (d) Clear evidence of a lack of choice in respect of any particular form of retailing.
- (e) Assessment of cumulative impact at any out of centre location on existing retail locations.
- (f) Compatibility with surrounding land uses.
- (g) Convenient accessibility of public transport facilities in line with sustainable objectives.
- (h) Availability of alternative sites, within or adjacent to the town centres.
- (i) Infrastructure implications.





## **First Alteration C(iii) : Policy COM3**

### ***Existing Policy (Adopted Local Plan)***

COM3 : MAINTAIN RETAIL CORE AREAS

Within the defined core areas of Airdrie and Coatbridge the District Council resist any further changes of use out of Class 1 (Retail Use) and will encourage changes into Class 1 (Retail Use)

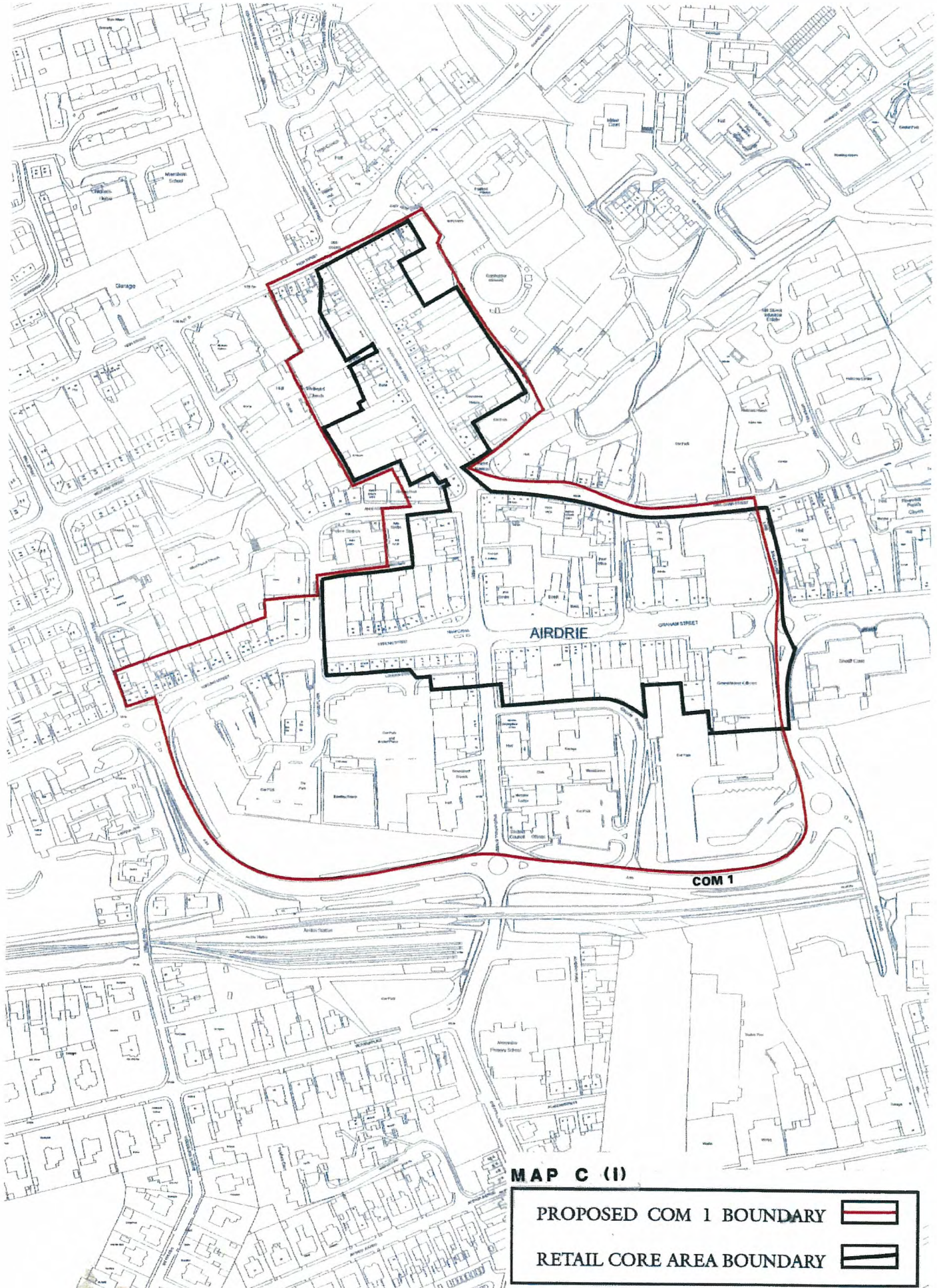
### ***Proposed Alteration***

COM3 : MAINTAIN RETAIL CORE AREAS

Within the defined retail core areas of Airdrie and Coatbridge, the Council does not wish to see existing heavy bias in favour of Class 1 retail units (80%) being eroded. Should any non Class 1 units within these cores become vacant, the Council will encourage change into Class 1 use. (This policy requires to be read in conjunction with other retail policies, e.g. COM4, and affects Class 1 units only.)

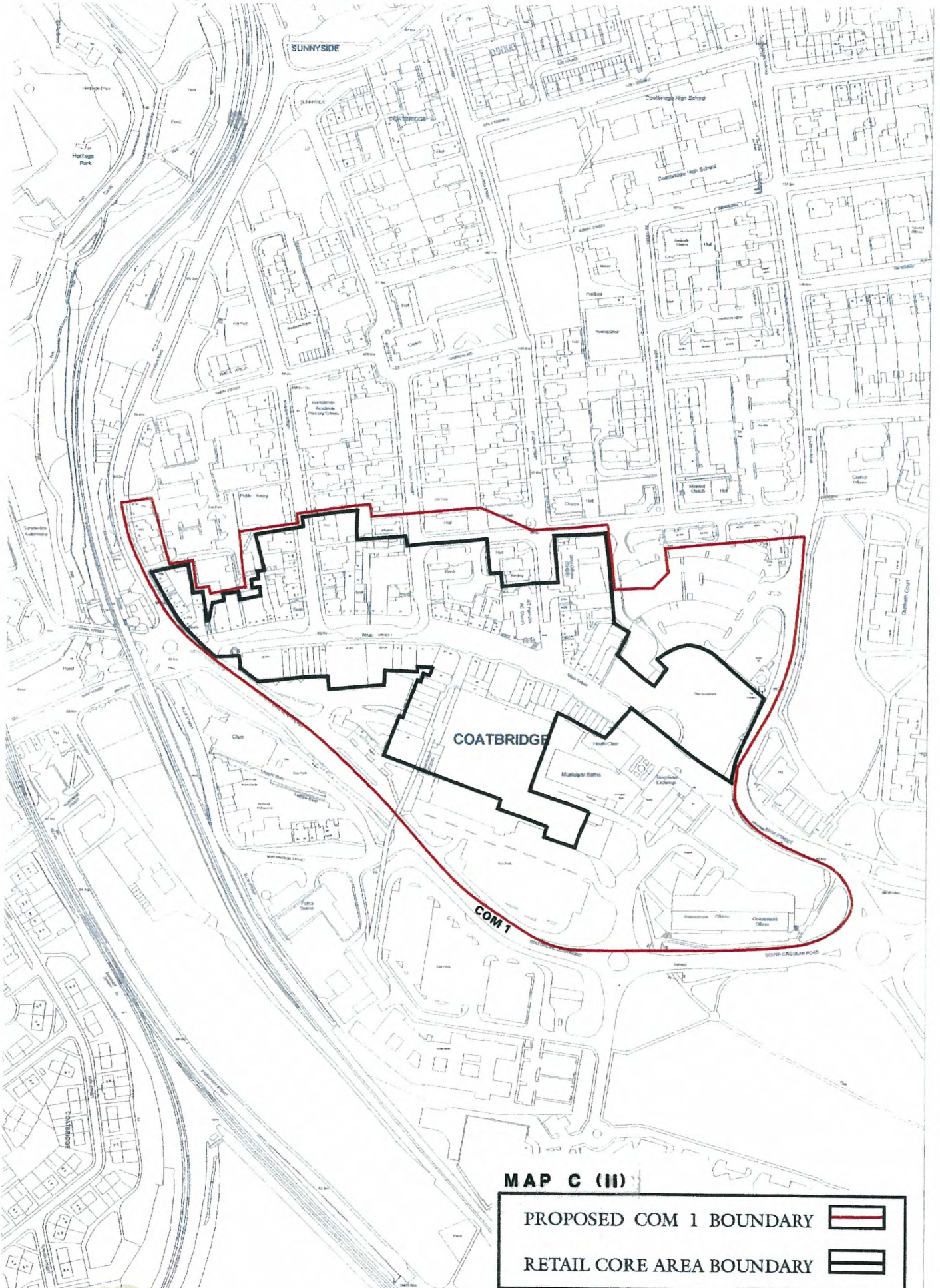


**First Alteration C(i) : Map C(i) : Airdrie Town Centre**







**First Alteration C(i) : Map C(ii) : Coatbridge Town Centre**



**MAP C (II)**

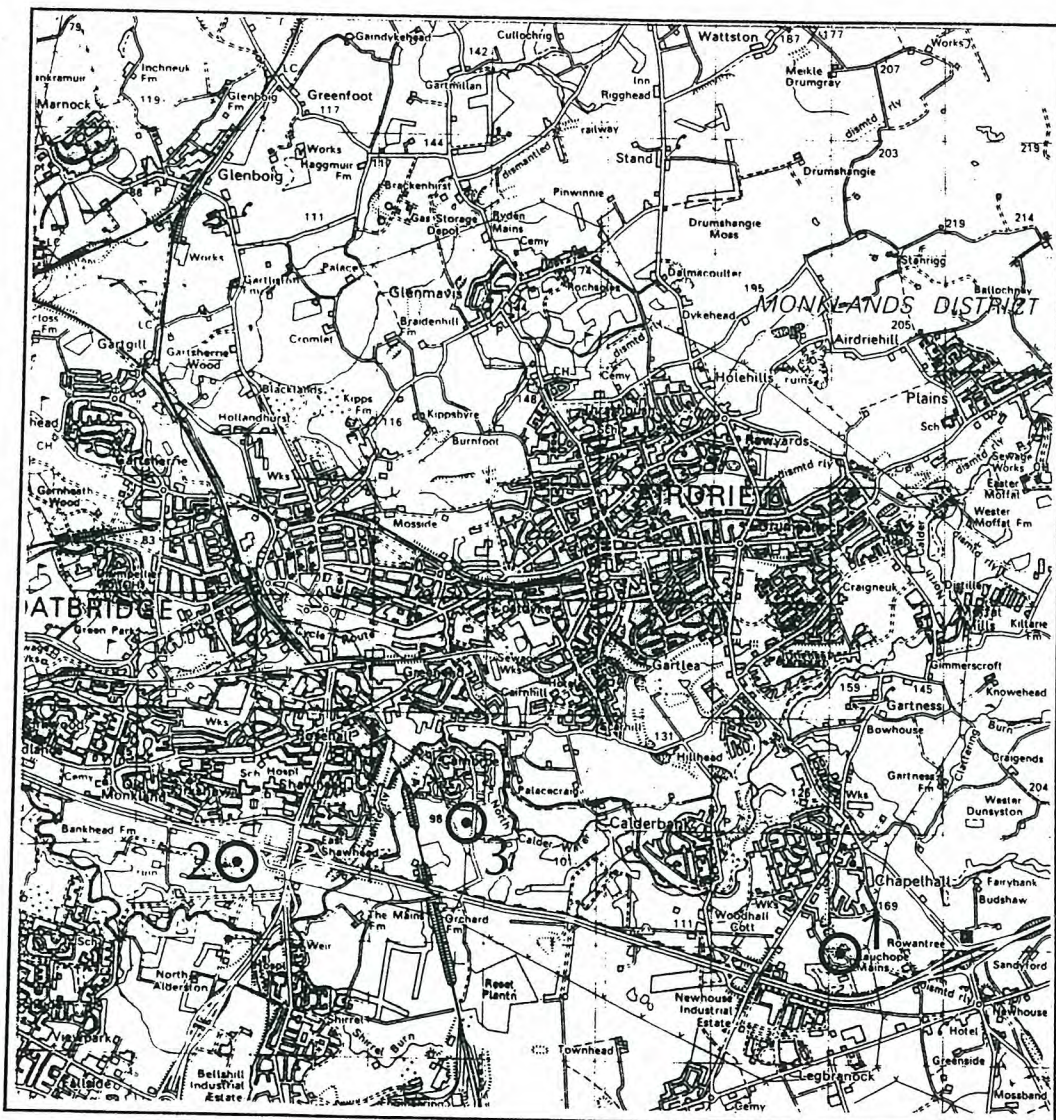
PROPOSED COM 1 BOUNDARY	
RETAIL CORE AREA BOUNDARY	



# Appendix 3

## Areas for Future Study

1. Dunalastair, Chapelhall
2. Douglas Support, Coatbridge
3. Carnbroe East, Coatbridge









Monklands District  
**LOCAL PLAN 1991 -**  
**MODIFIED PLAN FOR ADOPTION**

Certified a True Copy of the Monklands District Local Plan 1991 - Modified Plan  
for adoption as approved by Monklands District Council on 12th January 1995

David S.A. Cooper, Dip. T.p., M.R.T.P.I.,  
Director Of Planning and Development,  
Municipal Buildings,  
Kildonan Street,  
Coatbridge,  
Lanarkshire ML5 3LN



## **Contents:**

**1. Modifications To Written Statement**

**2. Modifications To Proposals Map**

**3. Boundary Change**



## **1. Modifications To Written Statement**



## FORMAL MODIFICATIONS TO THE FINALISED MONKLANDS DISTRICT LOCAL PLAN 1991

The District Council appointed Mr W.M.H. Patterson on 19 June 1992 to consider and report on outstanding objections to the Monklands District Local Plan as "Finalised" in 1991. The majority of the objections were in the form of written submissions and a Public Inquiry was held on 10, 11 and 12 November 1992 and 14 and 16-17 December 1992. The latter dealt with objections by Strathclyde Regional Council, the Scottish Housebuilders Federation, Boots Plc, Airdrieonians FC, Safeway Plc, St Philips School, Plains Community Council and Mr and Mrs F. Oliver.

In his Report of Inquiry Mr Patterson recommended that the following modifications are made to the "Finalised" Local Plan.

### Page 3-24 Section 3.9.9

**Modification:** Delete HG11/2 as follows 2. Blacklands , Coatbridge

### Page 3-24 Section 3.10

Existing: The District's Housing Land Supply will be estimated each year. The target is to have land allocated for at least 3000 houses at any one time distributed throughout the District.

**Modification:** The District's Housing Land Supply will be re-assessed annually. Special attention will be paid to the effectiveness of sites, in particular to progress in making effective sites which have been allocated by the Local Plan, but need improvements to ground conditions, services, access or other factors before they can be developed in accordance with the target for annual completions. Appropriate organisations will be invited to assist in this monitoring process.

### Page 4-9 Section 4.4.3

**Modification:** Add the following sentence to Para 4.4.3.

"Because of the consequences of the Gartcosh Mill for employment and the local economy in Monklands, the District Council would offer support and encouragement to Strathkelvin District Council, Strathclyde Regional Council and other relevant agencies for proposals to redevelop its site for employment creating uses.

(Delete recommendation ECON 1/2 from Proposals Map 1)

### Page 4-17 Section 4.9

**Modification:** Delete item ECON1/2. Paragraph 4.9 will read as follows.

4.9 Policies, Proposals and Recommendations.

ECON1: Major Industrial Site.

The District Council:- Supports the existing allocation of a "single user" industrial site of over 100 hectares at Newhouse in Motherwell District.

### Page 4-17 Section 4.9

**Modification:** Add to Policy ECON 2.





NB In recognition of national policy in SDD Circular 6/1989, references to industrial use or industrial character in Policy ECON2 may be taken as including Class 4, Business Use.

Page 4-17 Section 4.9

**Modification:** Delete ECON 3/7 as follows.

7. Coltswood Road (West), Coatbridge 5.0 hectares General Industry.

Alter listing under policy ECON3 in order that ECON 3/7 reads as follows.

7 Souterhouse Road, Coatbridge 1.5 hectares General Industry.

Page 4-18 Section 4.9

**Modification:** Add to Policy ECON 4 the following

\* Possible alternative addition of Castle Cement Industrial Site at ECON 4.

Page 4-19 Section 4.9

**Modification:** After Policy ECON 5/6 to read.

6. Former Coatbridge Gas Works 3.0 hectares Rehabilitate for Industry.

Page 4-20 Section 4.9

**Modification:** Add to end of Policy ECON 7

°(or residential use appropriate for the location depending on detailed assessment at any proposal).

Note:

It has been decided not to include reference to commercial use as recommended by the reporter).

Page 4-20 Section 4.9

Alter ECON7/12 to read.

12. DUNALISTAIR (EAST), CHAPELHALL. 10 Ha. To provide for up to 10 ha. of industrial development to the east of ECON7/3.

Page 4-21 Section 4.9

**Modification:** Delete ECON 10/2 from text as follows.

2. Coatbridge Gas Works 30 hectares "Bad Neighbours"  
(\* or Rehabilitation for Industry).



Page 6-10 Section 6.19

**Modification:** Extend Policy LR5/1 to read.

1. Broomfield Park, Airdrie - Upgrade to all seator stadium, combined with other leisure, recreation or "business uses" or redevelop the existing site for business or housing use and provide stadium on new site.

Note: It has been decided not to include reference to commercial use as recommended by the reporter.

Page 7-7 Section 7.14

**Modification:** Alter Policy TO8 to read.

TO8 Develop Tourist Accommodation.

The District Council will encourage the development of further tourist accommodation, including the following hotel sites:-

1. Shawhead Interchange, Coatbridge
2. Town Park, Coatbridge

Note Dunalastair (East), Chapelhall has been deleted.

Page 8-13 Section 8.5

**Modification:** Alter Policy TR3 as follows.

Existing: TR3 - Assess Road Improvements

Modification: TR3 - Assess Possible Road Improvements.

Page 9-7 Section 9.5.1

**Modification:** Add the following paragraph to Section 9.5.1.

- The District Council has not been advised at any forthcoming projects for telecommunications development in rural areas. In view of the potential both for economic benefits and for significant environmental impact, it would help to avoid or minimise problems if any future projects were discussed with the District Council planning staff at the earliest possible stage.

Page 9-9 Section 9.7

The Reporter has recommended that CEM 1/2 be deleted from the Local Plan Written Statement. However the designated area has been modified in the Proposals Maps and it is the intention of the District Council to retain this modification under Policy CEM 1/2.

Page 9-10 Section 9.7

**Modification:** Add the following policy to Section 9.7

TEL 1 - Telecommunications Development



The District Council will encourage telecommunications operators to discuss at the earliest possible stage any forthcoming proposals for telecommunications development in order to reconcile so far as possible technical requirements and environmental interests. Any planning application will be considered with regard to national policy, against the following criteria.

- (a) economic benefit
- (b) specific locational need
- (c) environmental impact

Page 11.14 Section 11.10

**Modification:** Add new item (g) to FOR1 as follows:

- (g) In the case of the Shanks and McEwan land at Carnbroe, the type of forestry that is envisaged is permanent structural planting around more open spaces where future industrial development might take place.

Page 11.16 Section 11.10

**Modification:** Delete the following item from Policy GB1(d)

- (3) South Chapelhall - Hotel



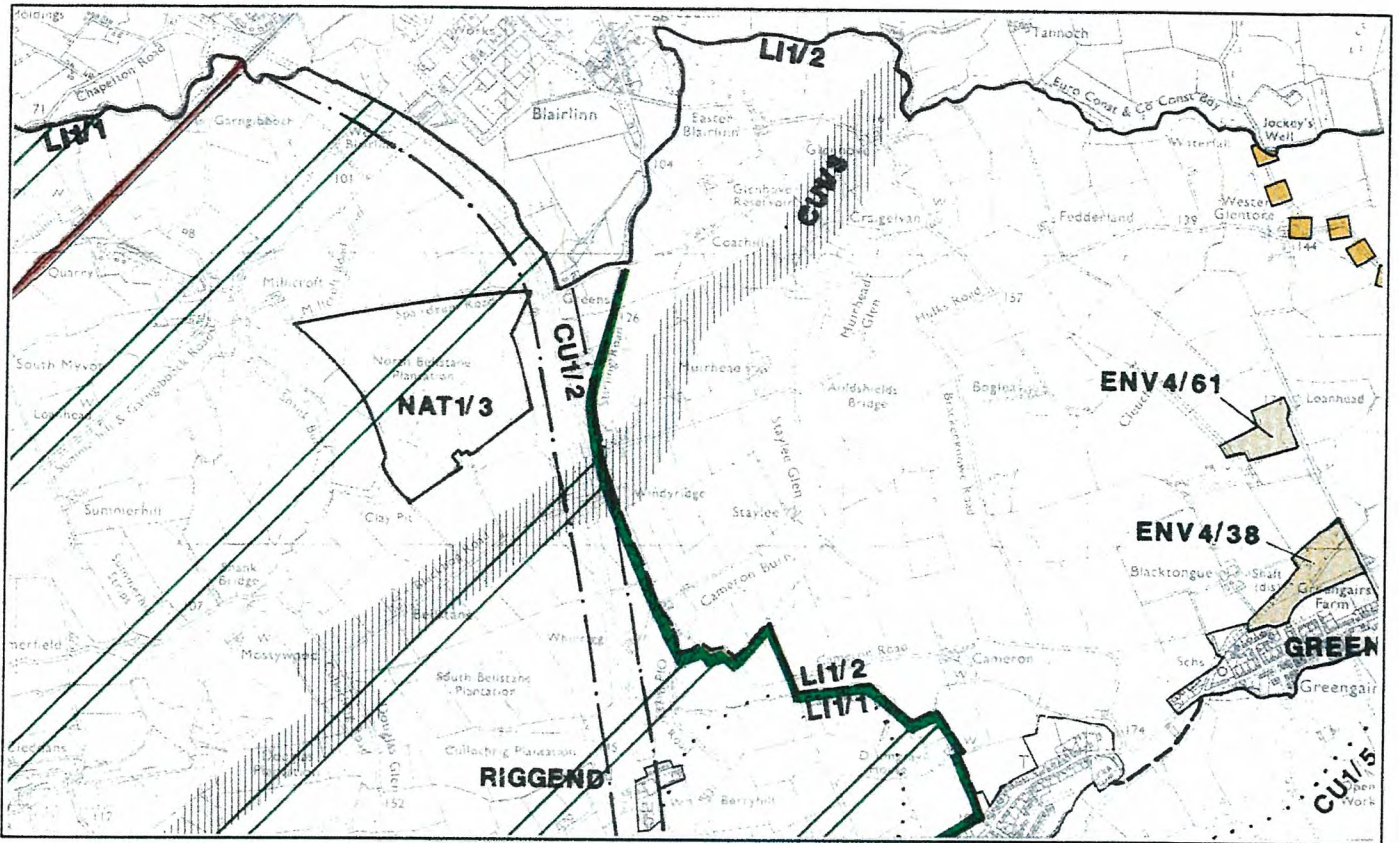
## **2. Modifications To Proposals Map**

- Item 1. Alteration to GB1/GB2 Boundary. (North)**
- Item 2. Modification to CEM1/2 area at Coltswood/Gartliston Road, Coatbridge.  
Removal of ECON3/7  
Removal of Policy ECON10/2 at Burnbank Street, Coatbridge.**
- Item 3. Removal of Policy ECON1/2.**
- Item 4. Alteration to ECON7/12; LR11; LR6/3 designation at South Chapelhall.**
- Item 5. Removal of Policy TO8/2 at South Chapelhall**
- Item 6. Alteration to GB1/GB2 boundary at Moffat Mills, Airdrie.**
- Item 7. Alteration to TR3/17.**
- Item 8. Alteration to TR3 in key.**
- Item 9. Removal of Policy HG11/2 at Blacklands Farm, Coatbridge.**

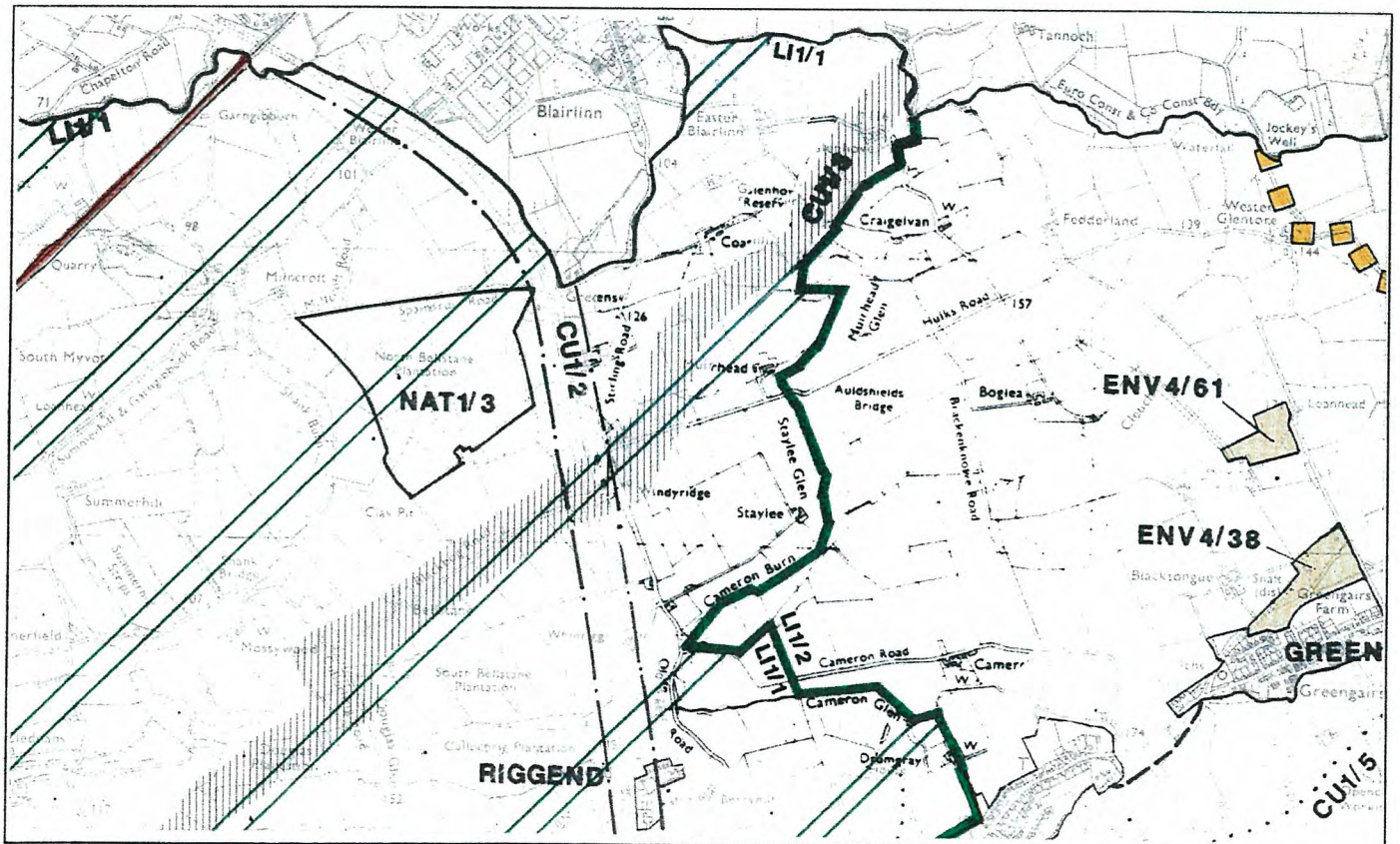




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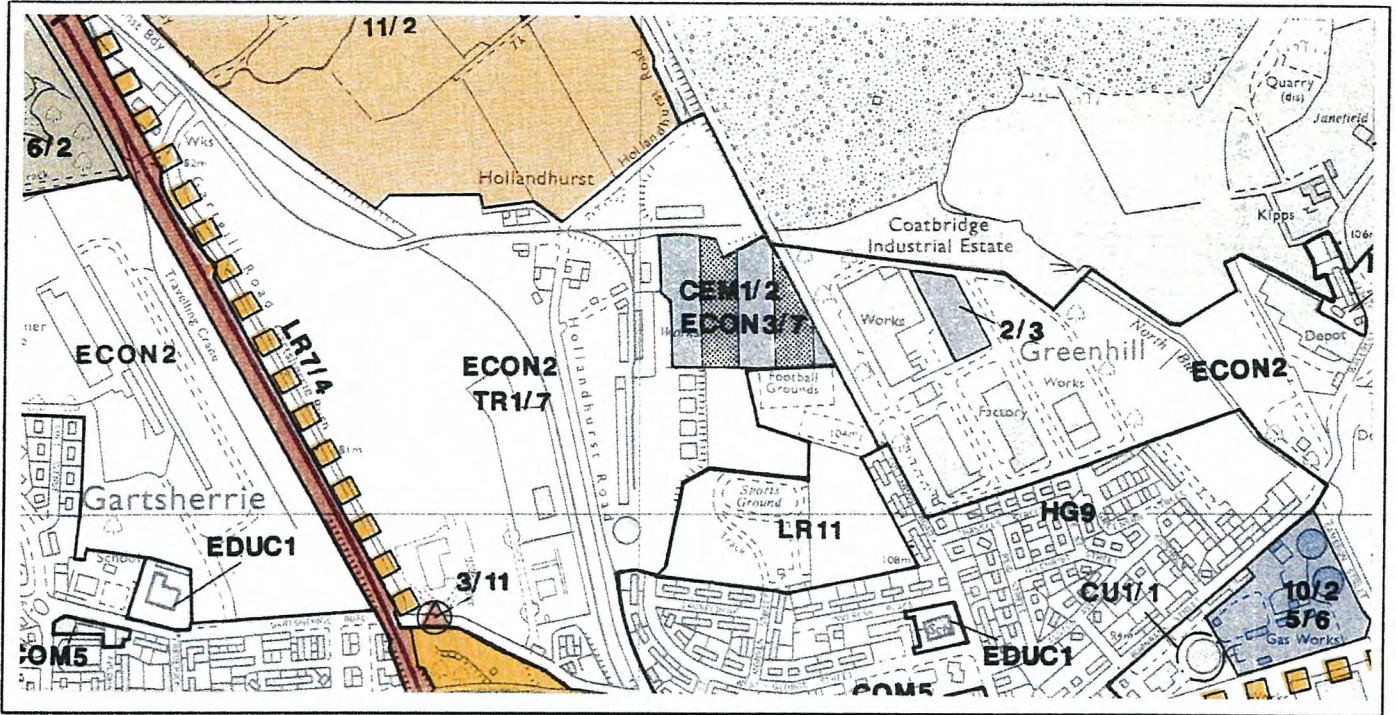


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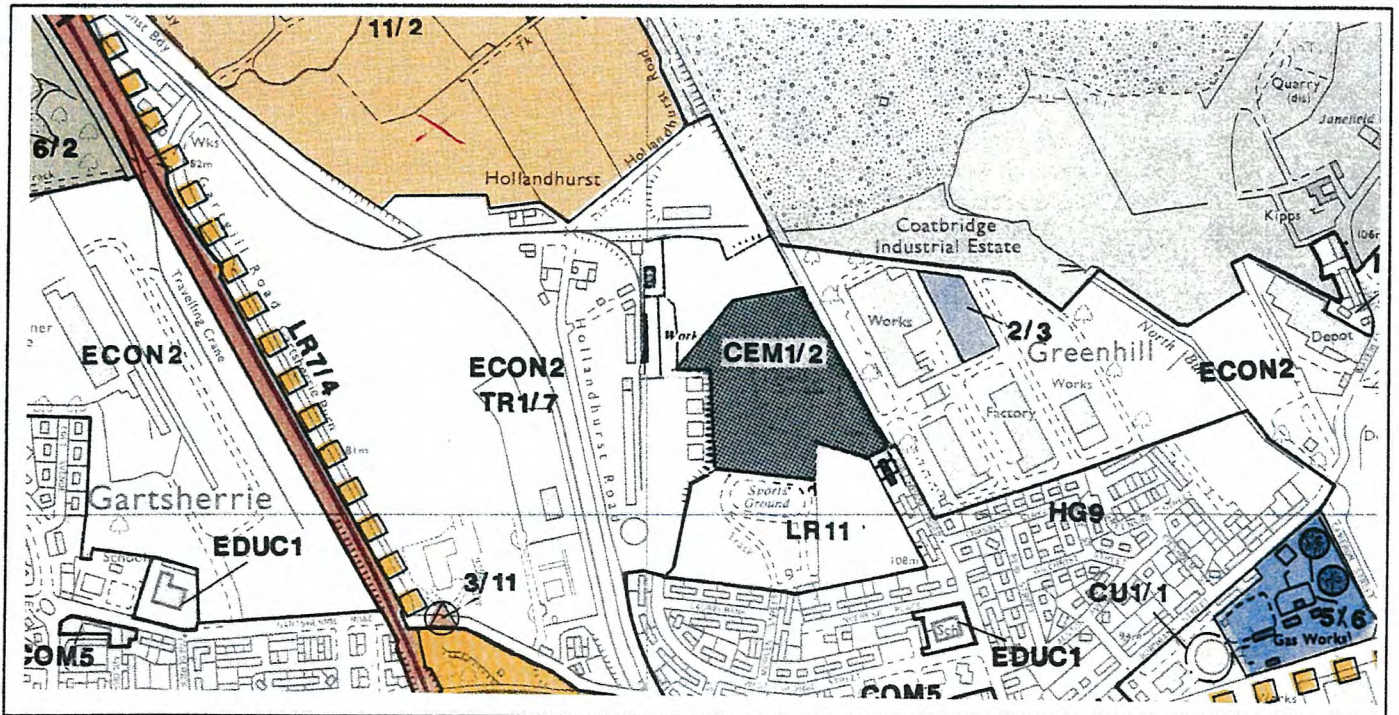




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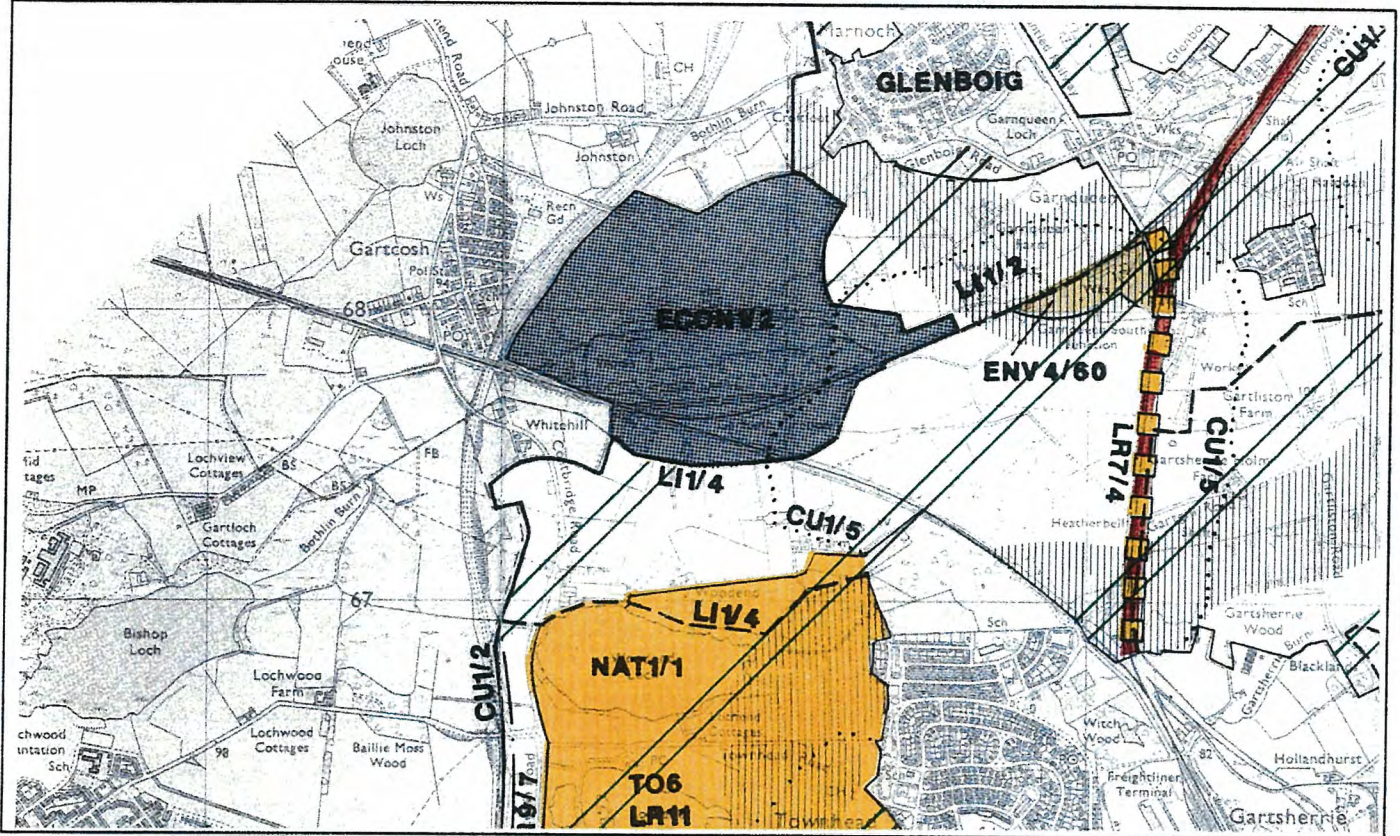


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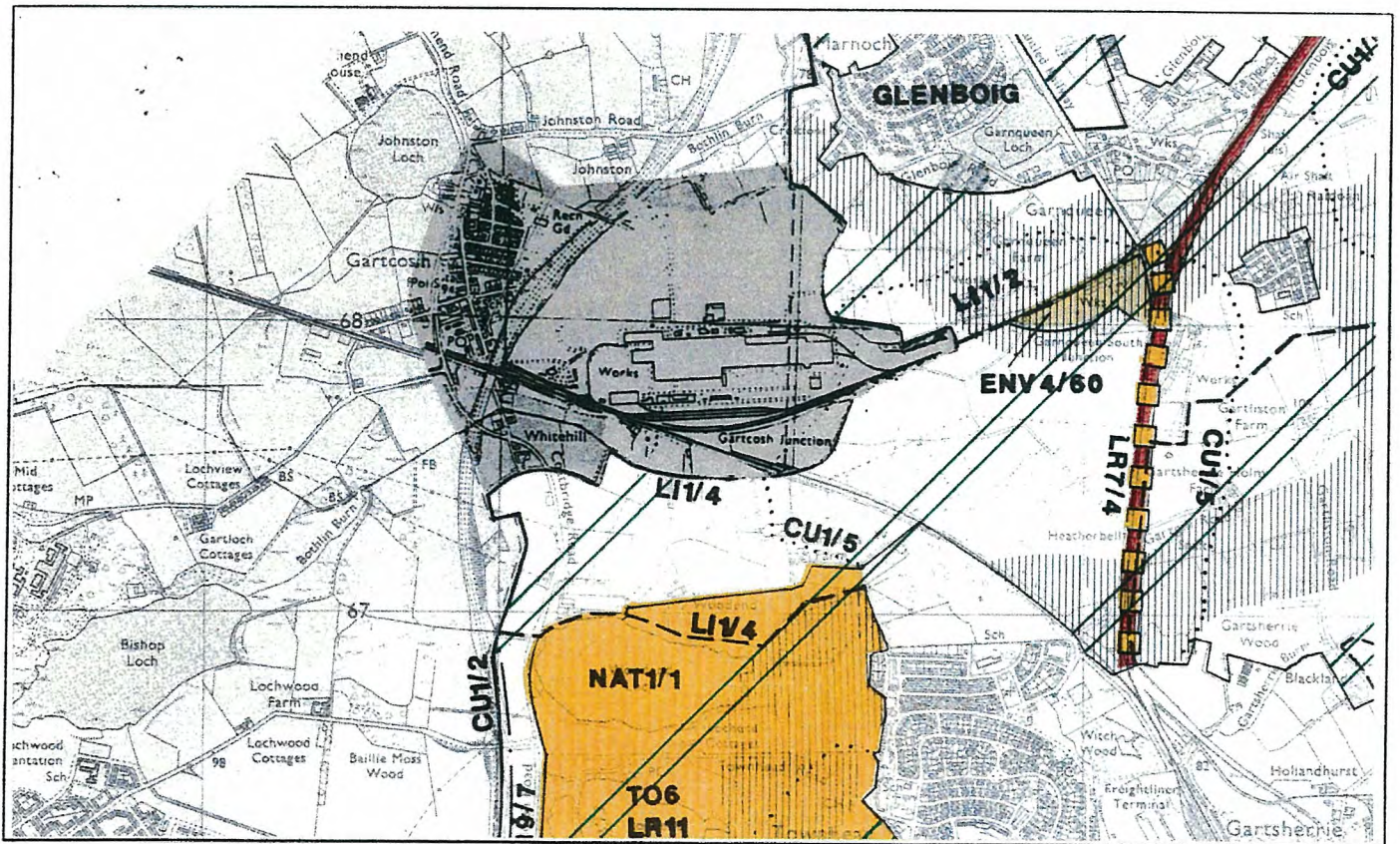




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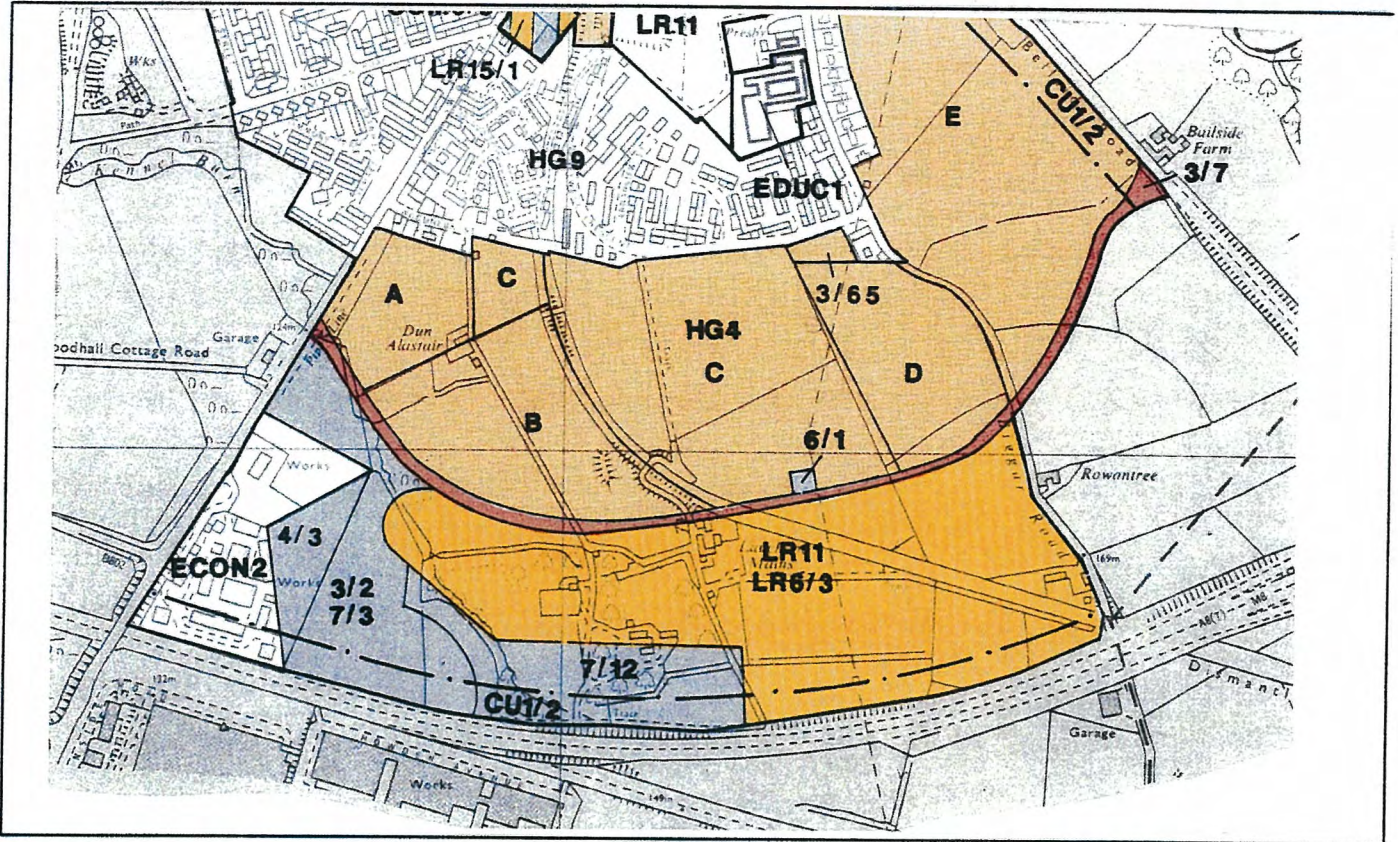


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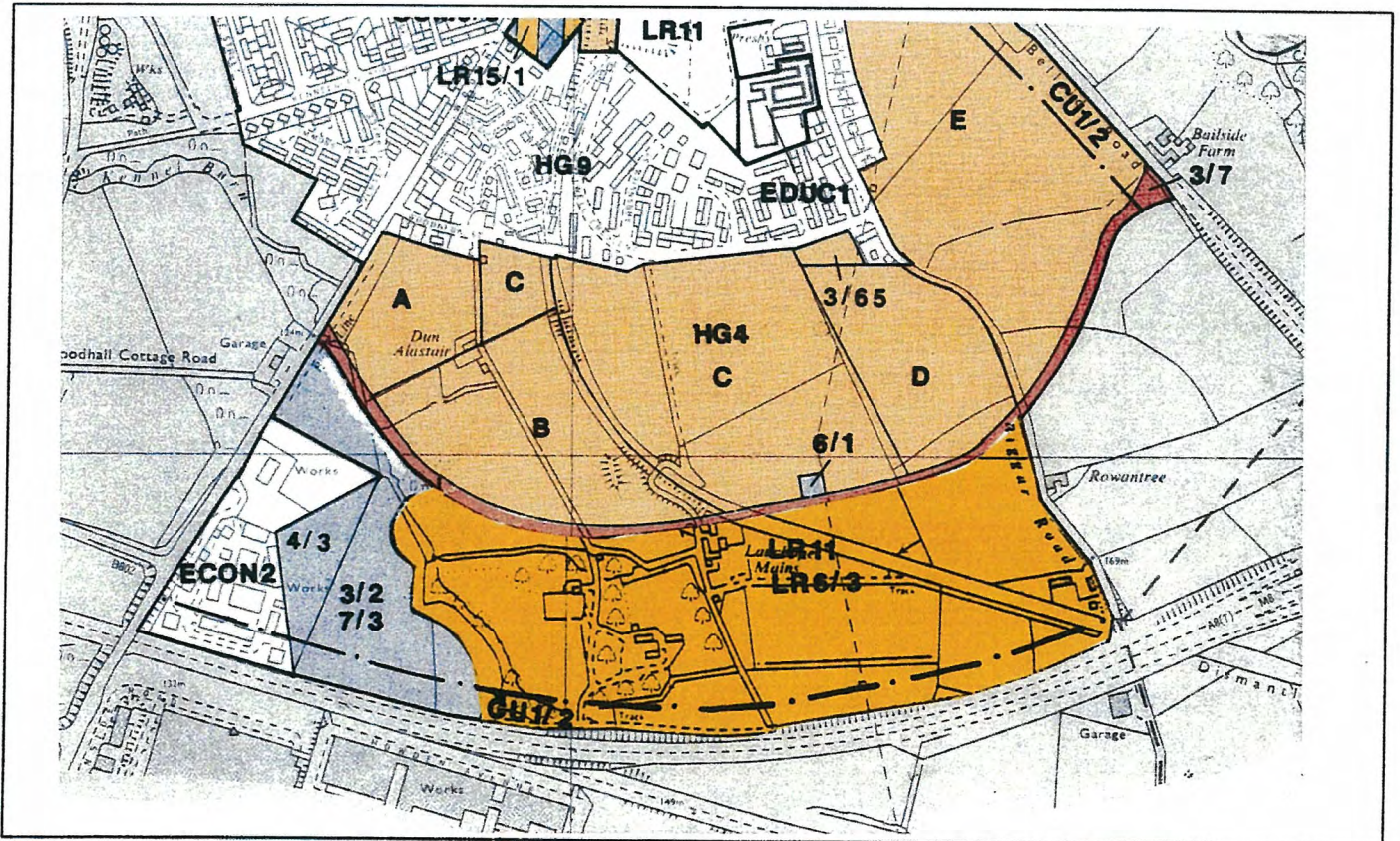




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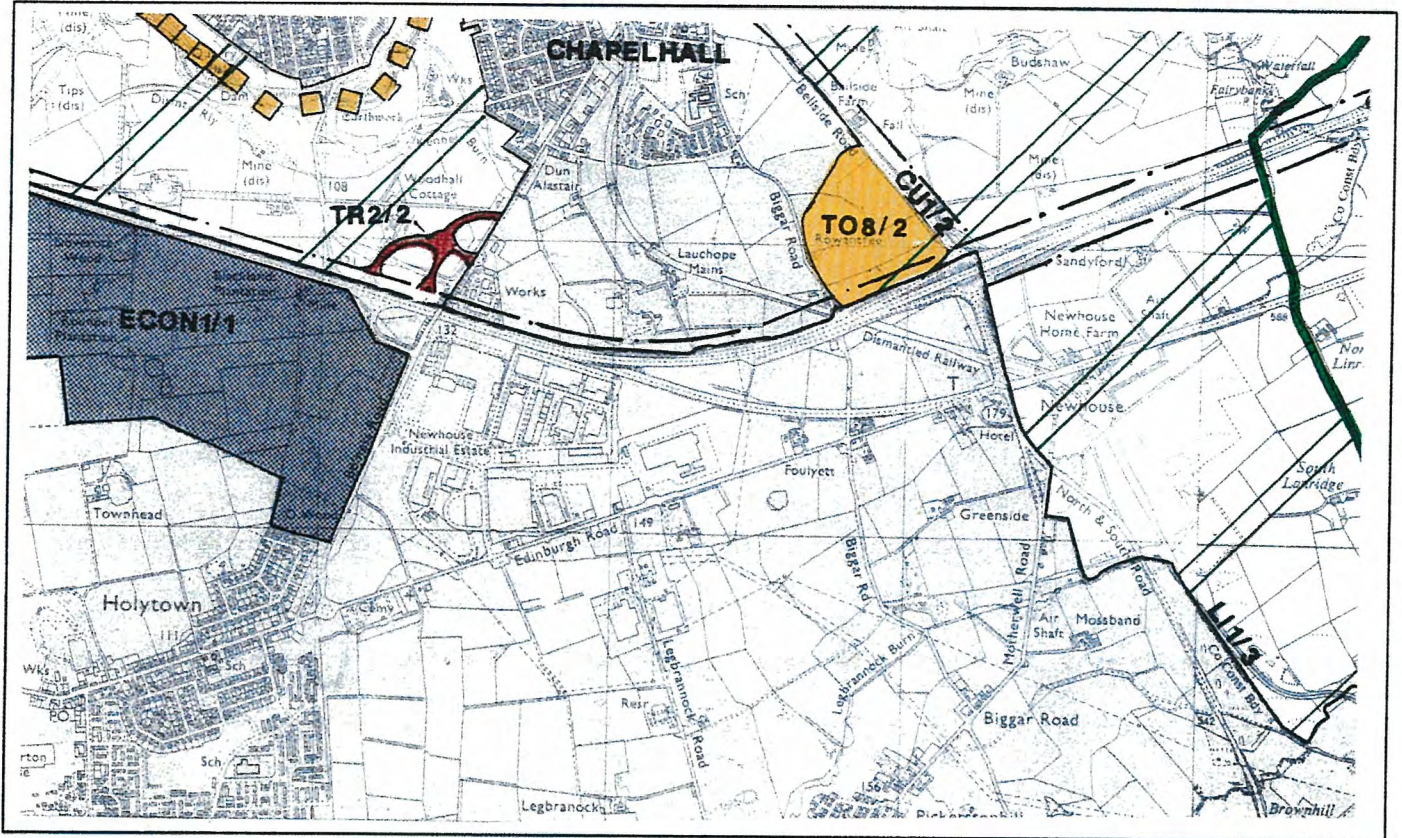
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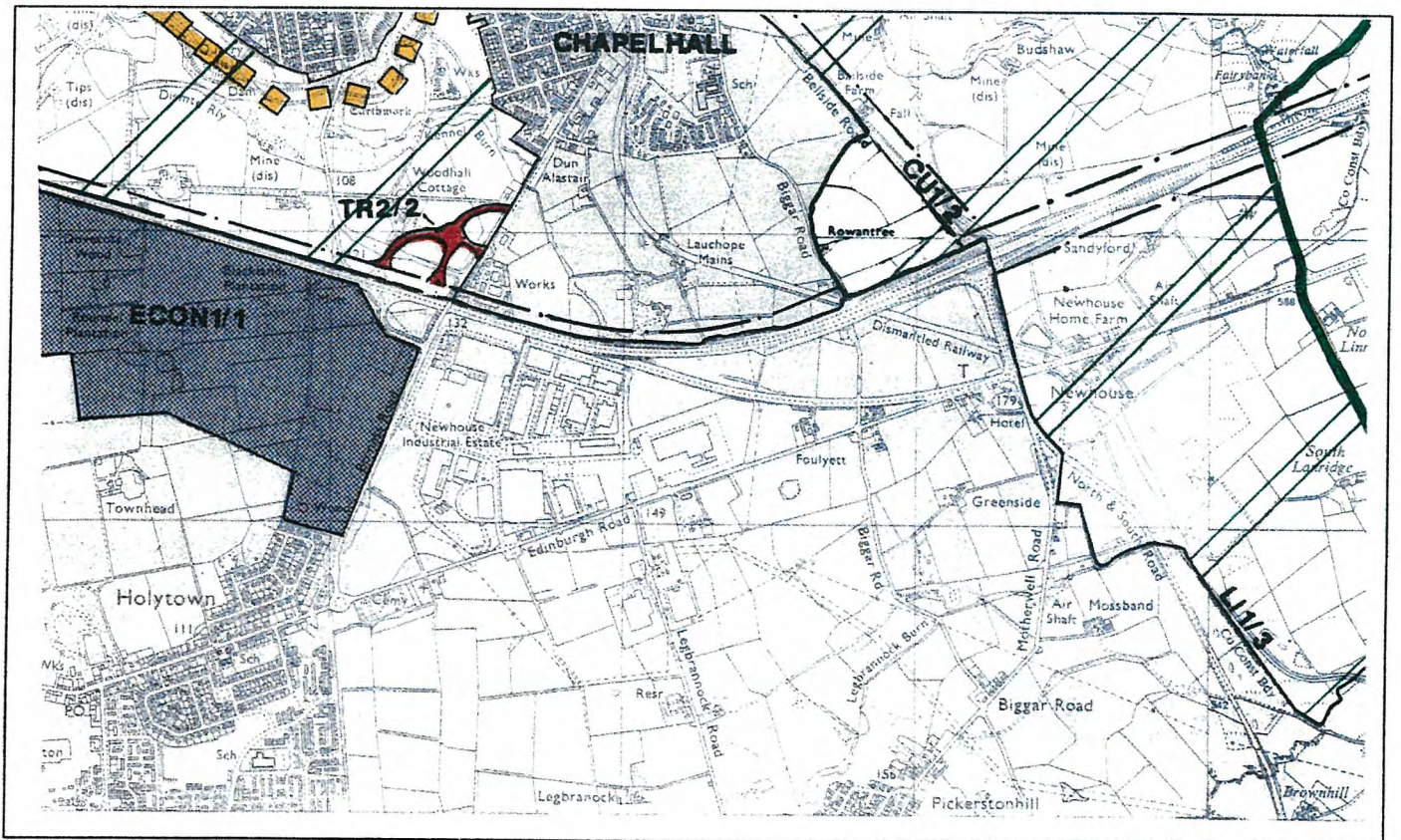




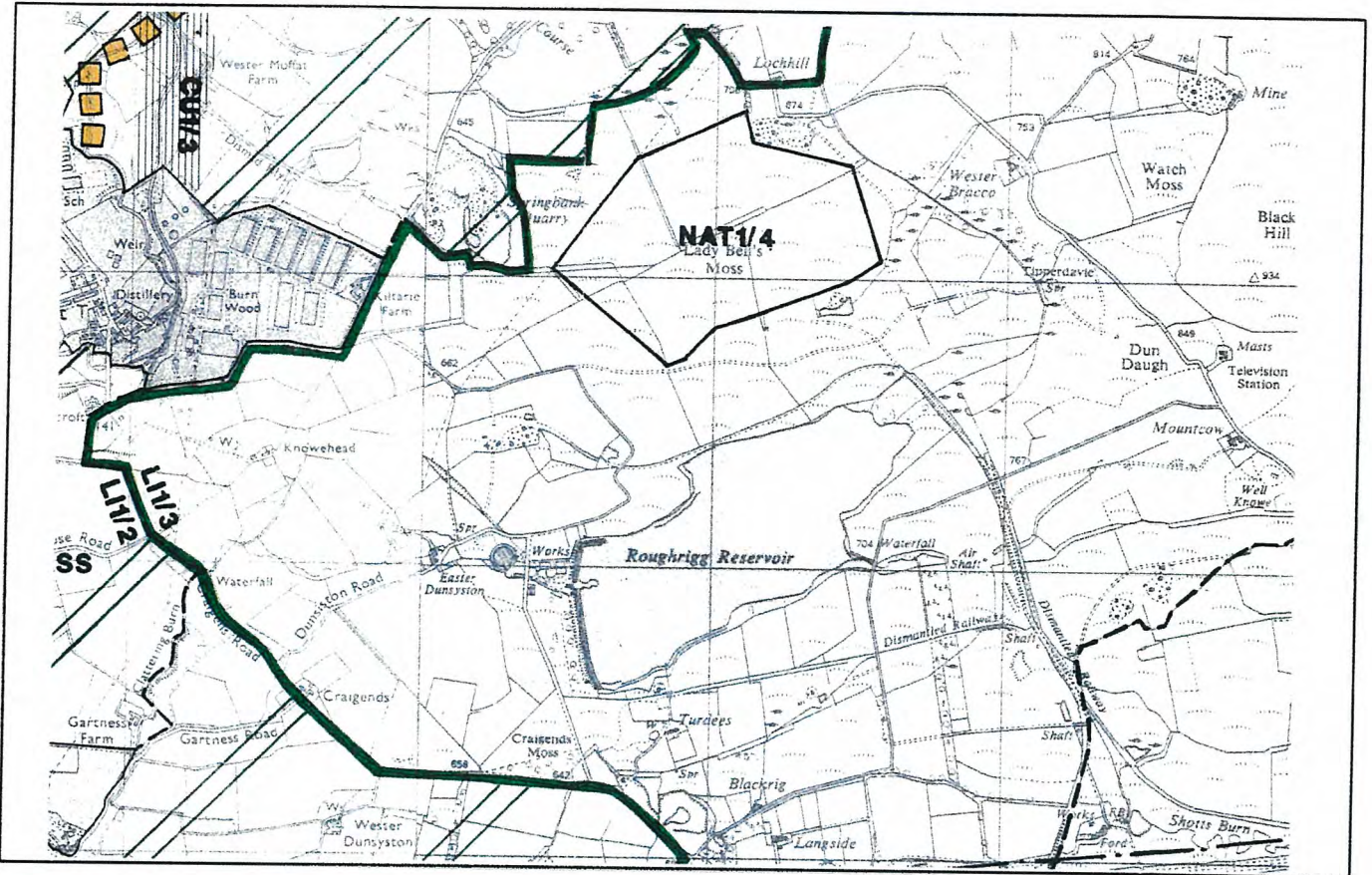
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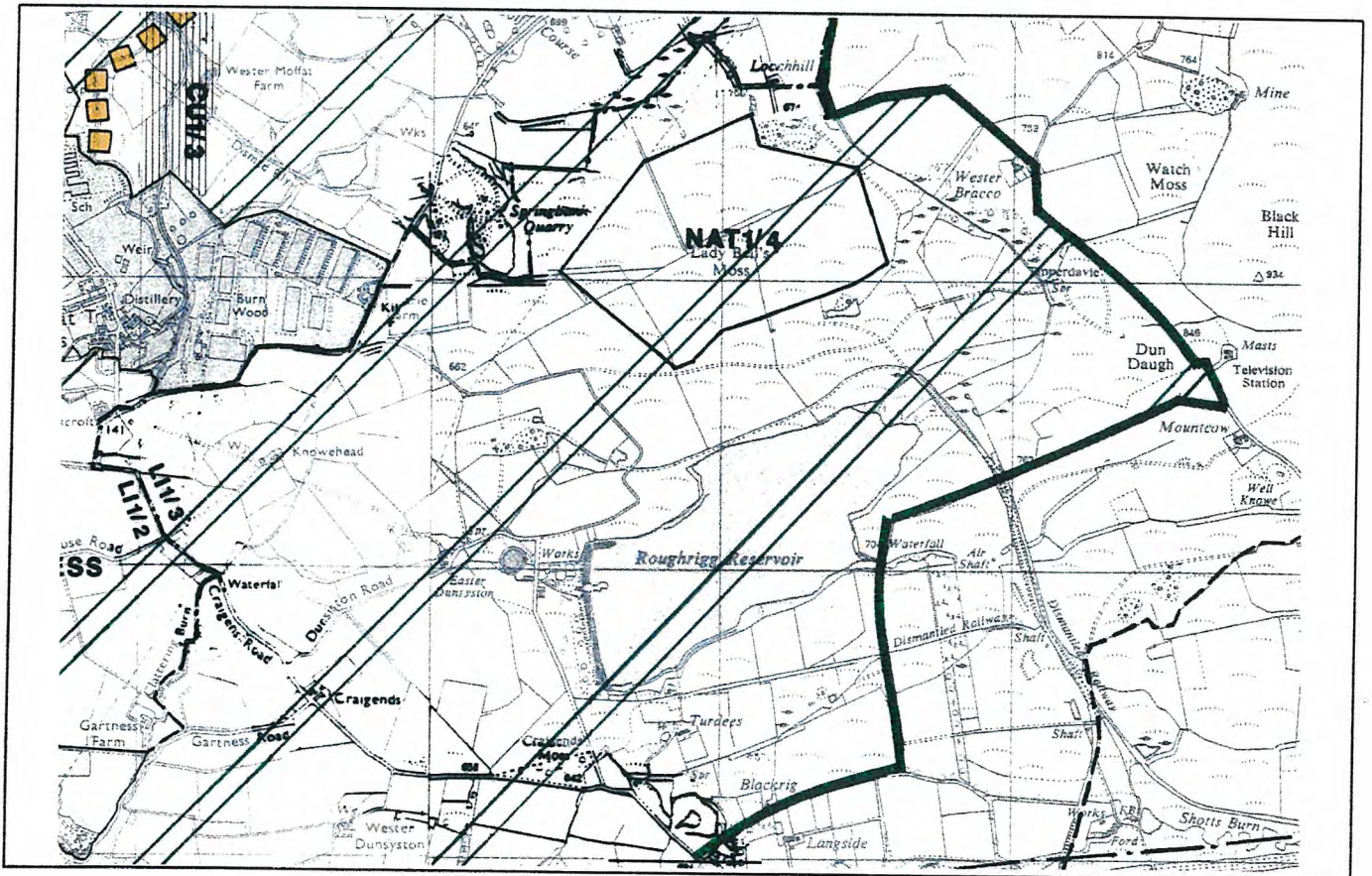
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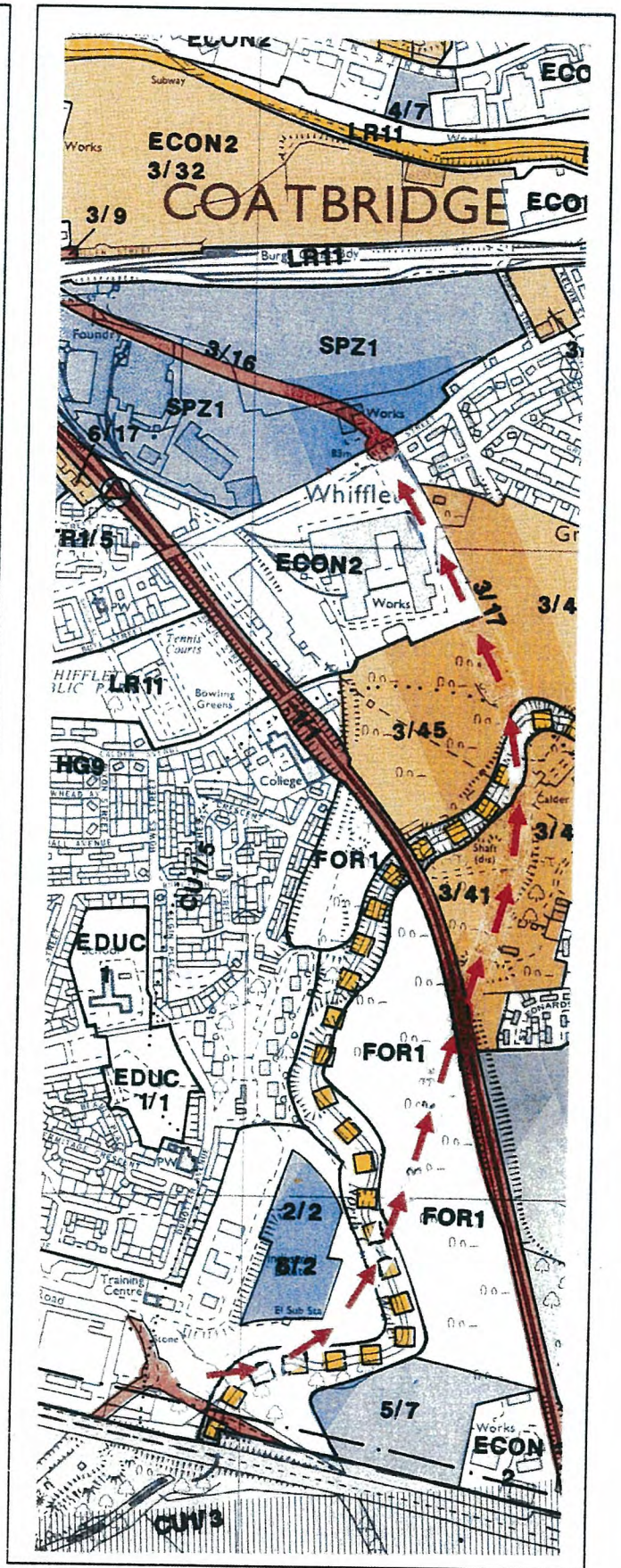
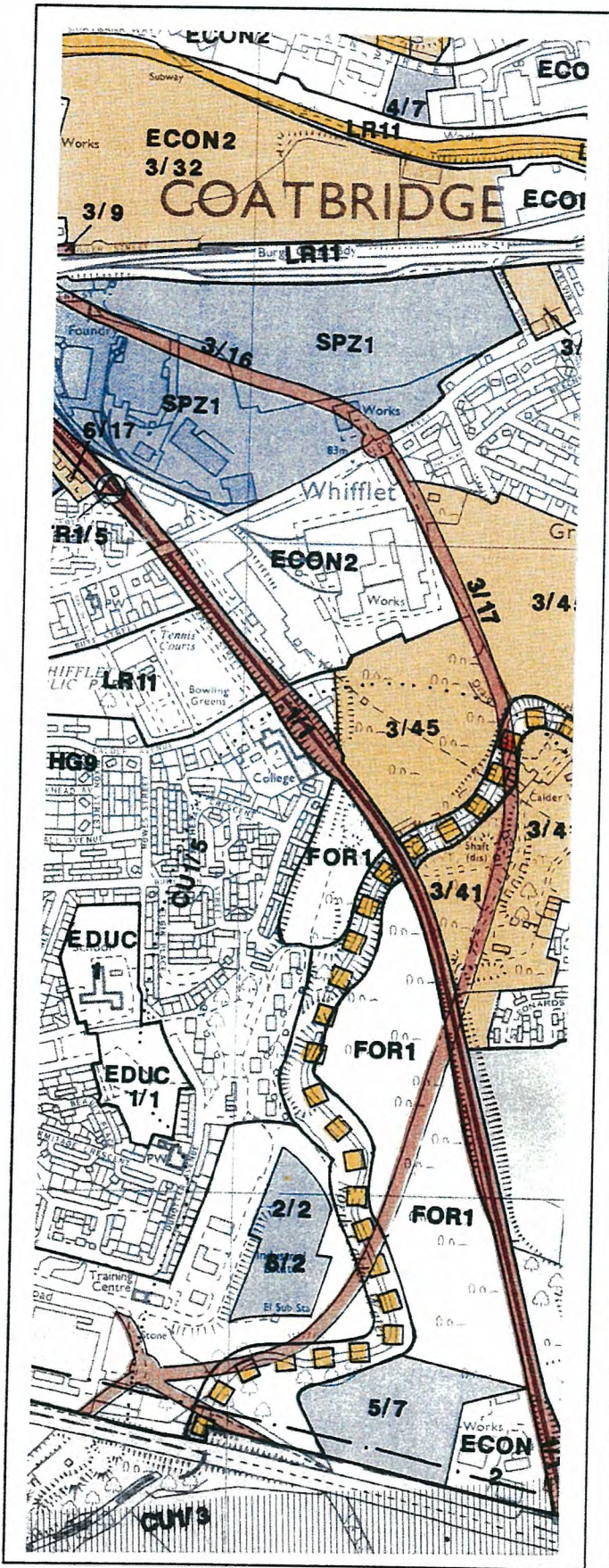
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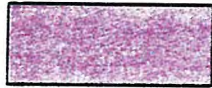
# EXISTING POLICY

# PROPOSED MODIFICATION <sup>7</sup>



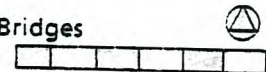


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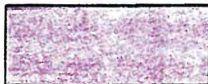
## TRANSPORT AND COMMUNICATIONS

Improvements to Stations, Terminals, Depots, Road Junctions and Bridges  
Proposals included in Regional Council TPP (1990-95)



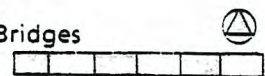
- TR1 SUPPORT RAIL TRANSPORT
- TR2 IMPROVE TRUNK ROADS AND MOTORWAYS
- TR3 ASSESS ROAD AND BRIDGE IMPROVEMENTS
- TR4 IMPLEMENT ROAD IMPROVEMENTS
- TR6 SUPPORT TAXI SERVICES
- TR8 ENCOURAGE PEDESTRIANISATION/AND/OR REAR SERVICING
- TR10 ENCOURAGE OFF STREET PARKING PROVISION

# PROPOSED MODIFICATION



## TRANSPORT AND COMMUNICATIONS

Improvements to Stations, Terminals, Depots, Road Junctions and Bridges  
Proposals included in Regional Council TPP (1990-95)

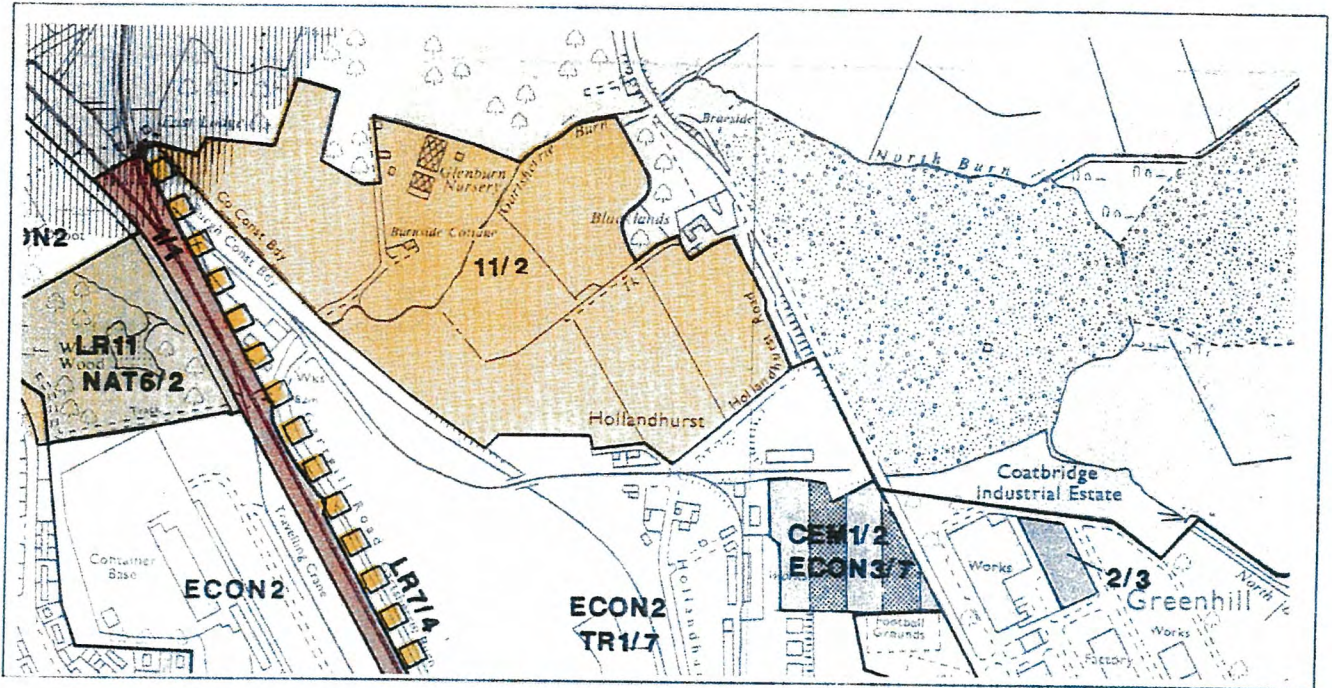


- TR1 SUPPORT RAIL TRANSPORT
- TR2 IMPROVE TRUNK ROADS AND MOTORWAYS
- TR3 **ASSESS POSSIBLE ROAD AND BRIDGE IMPROVEMENTS**
- TR4 IMPLEMENT ROAD IMPROVEMENTS
- TR6 SUPPORT TAXI SERVICES
- TR8 ENCOURAGE PEDESTRIANISATION/AND/OR REAR SERVICING
- TR10 ENCOURAGE OFF STREET PARKING PROVISION

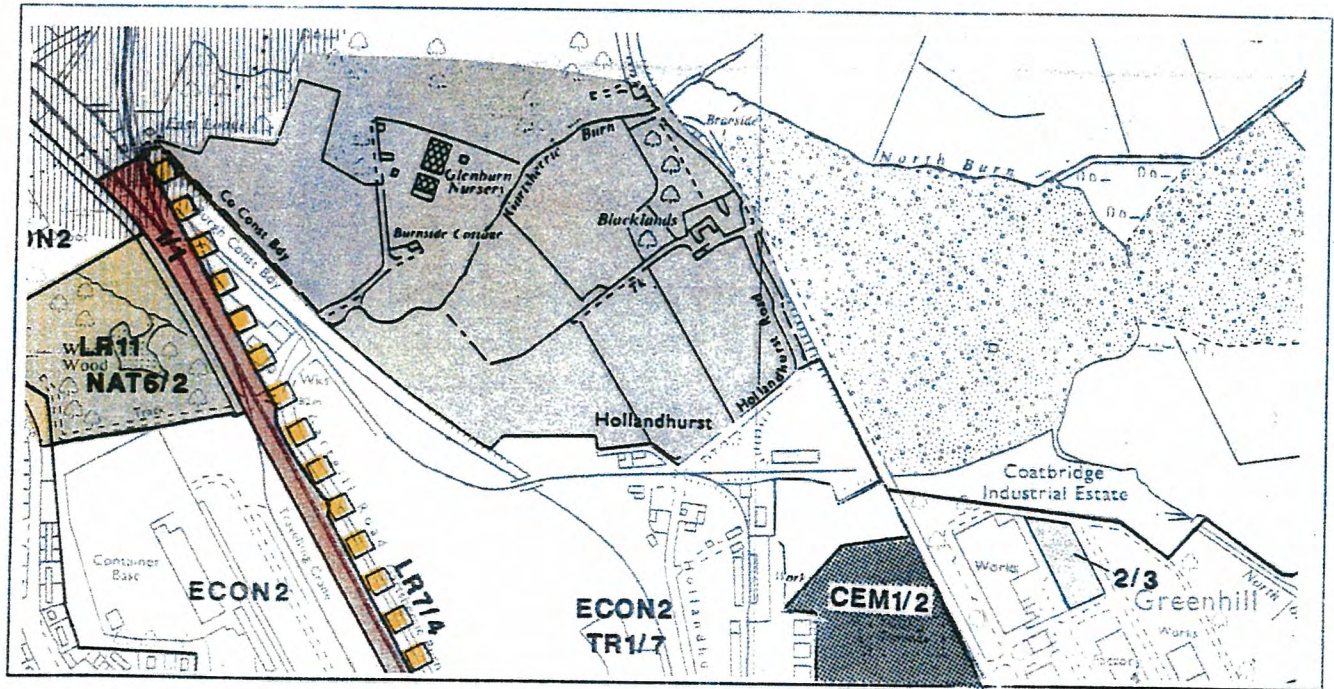




# EXISTING POLICY



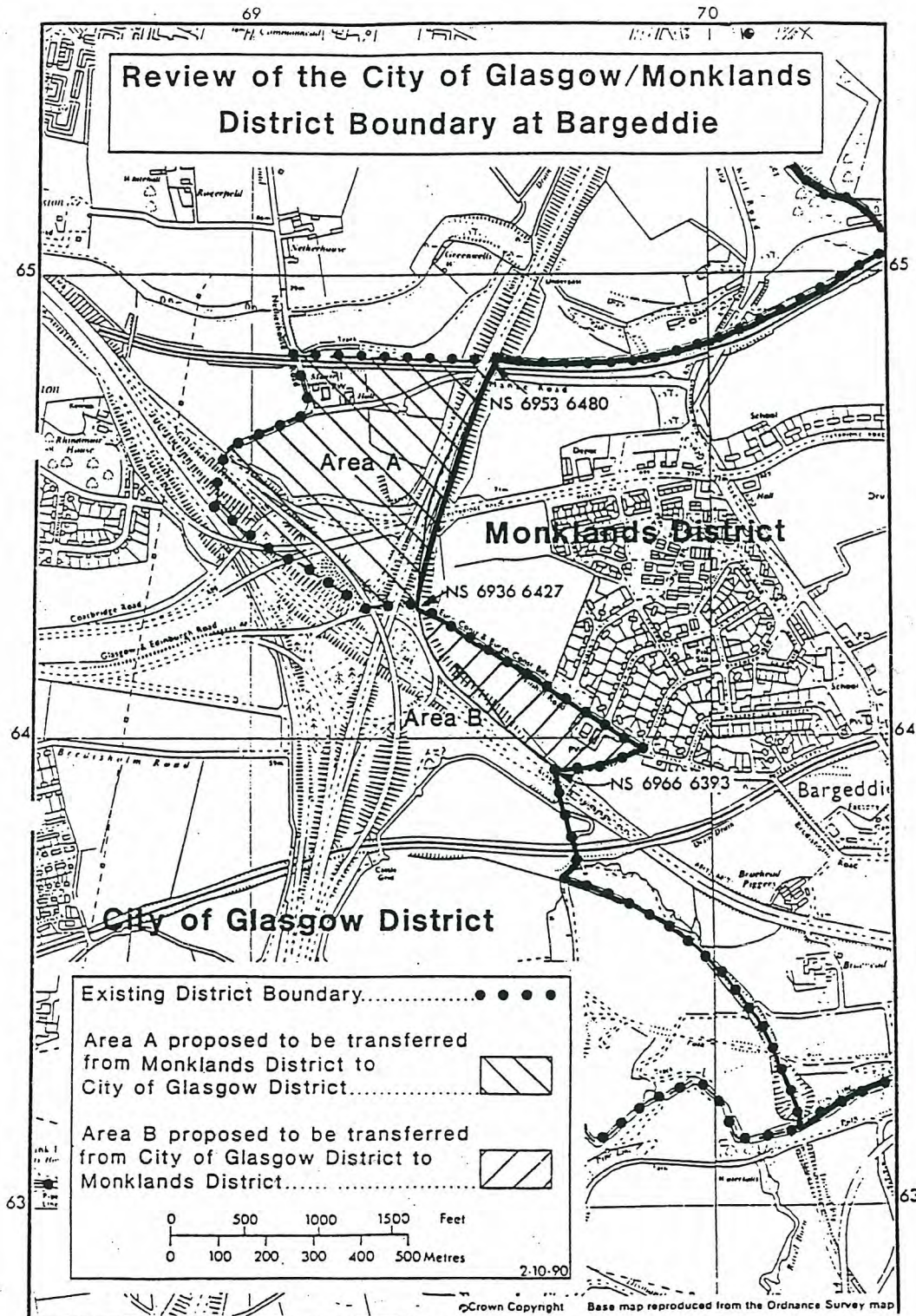
# MODIFICATION





### 3. Boundary Change

This alteration to the District Boundary is the result of a transfer of land between Monklands District Council and Glasgow District Council which took effect on 1st April 1993.







## DISTRICT LOCAL PLAN

### TABLE OF CONTENTS

1. Introduction
2. Population
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6. Leisure and Recreation
7. Tourism
8. Transport and Communications
9. Community Services and Utilities
10. The Built Environment
11. The Countryside
12. Resources

### APPENDICES

1. Action (a Schedule for Implementation)
2. Targets (a Monitor of Key Changes)
3. Update (Amendment and Departures from Plan)
4. Research (a Programme for Further Research)
5. Listed Buildings and Ancient Monuments
6. Sites of Special Scientific Interest etc.
7. Tree Preservation Orders etc.
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9. Improvement Areas
10. Sources (Information used for the Plan)
11. Development Control Advice
12. Small Development Sites
13. Compulsory Purchase Orders
14. Rights of Way



## 1.0 INTRODUCTION

### 1.1 What is the Plan for?

The new Plan serves several purposes:-

- \* to update and replace the existing Local Plan
- \* to apply national and regional policies to local circumstances
- \* to provide a basis for development control
- \* to provide a programme for implementation
- \* to stimulate and encourage development and conservation, where appropriate
- \* to identify and promote development opportunities
- \* to show how all individuals and groups can contribute to the financing and implementation of the Plan.

The Plan has, therefore, to be comprehensive, yet easy to understand by a wide range of users.

### 1.2 What area does it cover?

The whole of Monklands District is covered by the Plan. This includes Airdrie and Coatbridge, plus surrounding villages and the rural areas mainly to the north and east of the two main towns. It covers an area of approximately 16,400 hectares (64 square miles) with an estimated population of 104,700 for 1989.

### 1.3 How long will it last?

The Plan looks at the next 5 years in detail. Normally, the policies outlined in the Plan will run until they are replaced and the proposals until they are implemented. If there is a need to change policies or proposals, then this can be done by amending the Plan.

### 1.4 Who will it involve?

Putting the Plan into action will involve a wide range of bodies including District and Regional Councils, National Agencies, landowners, developers and local communities. Individuals will also be able to help shape the Plan and carry it out.

### 1.5 What control does the Government have over this Plan?

The Government has no direct control over the contents of this Plan. However, many Government departments are consulted during its preparation and many of their comments are incorporated. In particular, the Scottish Development Department (now the Scottish Office Environment Department) has issued a series of 'National Planning Guidelines' which gives a 'Scottish' perspective for such areas as agriculture, minerals, forestry and retailing.

### 1.6 What involvement does the Regional Council have in the Plan?

The Regional Council is responsible for many important functions, such as education and roads. The Regional Council and its various Departments are being consulted on many aspects of the Plan and as far as possible its views will be accommodated.

The Regional Council is also responsible for the production of the 'Structure Plan' to give general guidance on the development of Strathclyde Region. This

Plan is regularly reviewed to monitor progress and deal with new issues as they arise.

It is hoped that the Strathclyde Structure Plan and this Local Plan will act together to give an integrated pattern of development in Monklands District. The co-operation of the Regional Council in providing for local requirements in the Structure Plan will greatly assist the effectiveness of this Local Plan. Although the Local Plan must 'conform' to the Structure Plan, the Structure Plan must be updated regularly in the light of local requirements.

#### 1.7 How does it tie in with other Council Plans?

The Draft Local Plan completely replaced the draft Monklands District Local Plan published in December, 1987. When this Plan is adopted in its final form it will fully replace the Monklands District Local Plan published in September, 1981.

Care is being taken to tie the Draft Plan in with other Council documents such as the Housing Plan, Financial Plan and Tourism Strategy. Nevertheless, where new ideas are being introduced by the Local Plan, it may be necessary to alter these plans in future years.

#### 1.8 What is the legal basis of the Plan?

This Local Plan has been drawn up as a result of the Town and Country Planning (Scotland) Act, 1972, and the Local Government (Scotland) Act, 1973. These Acts introduced a system of two tier development plans whereby broad strategic plans known as 'Structure Plans' are prepared by Regional Councils and more detailed, site specific development and land use plans known as 'Local Plans' are prepared by District Councils.

Regulations stemming from those Acts require the District Council to prepare the Local Plan in specific stages, in a specific way.

#### 1.9 What is the scope of the Plan?

The Plan looks at population and housing, economic activity and commercial development, tourism, leisure and recreation, transport, community services and utilities, the built environment and the countryside and also at new opportunities for development such as 'Simplified Planning Zones'. In each case it looks at the Survey information available, identifies issues and options and then suggests appropriate policies and development proposals.

The Plan reviews and builds on the wide range of survey material and proposals prepared in 1987. It gives particular attention to the supply of industrial land, the supply of housing land, planning policy in the Green Belt and the development of a Tourism Strategy.

All issues identified have not been resolved in the Plan. However, an early completion of the Plan will allow resources to be transferred to tackle those issues which remain unresolved.

#### 1.10 Will it work?

This Plan isn't just a summary of existing proposals, charting what is inevitable. It outlines a range of things which are possible if individuals and authorities work together to get them off the ground.

It may be impossible to check whether every single detail of the Plan is being adhered to, but it is important that the Plan is used as a basis for the District



Council's planning decisions and that key policies and proposals are regularly checked to make sure that the Plan is 'on course'.

**1.11 When will it be ready?**

The Finalised Plan will be completed with a view to its final adoption early in 1992.

**1.12 How can people influence the Plan?**

When the Draft Plan has been approved by the District Council, a consultation and participation programme will be put into effect. This will allow interested parties a statutory four week period in which they can make representations on the Draft Plan. All representations received will be evaluated and the District Council may decide to modify the Draft Written Statement and Draft Proposals Maps as a result. Once the District Council approve the finalised Plan the statutory procedures for the formal adoption of the new Plan and repeal of the old Plan will be put into effect. These procedures include public advertisements, giving people the right to object to policies and proposals. It may be necessary to hold a Public Local Inquiry if there are objections to the Plan.

Over and above the statutory procedures, the District Council would be glad to hear people's views on development opportunities which exist in the District and which could be incorporated in the new Local Plan.

