



The Edinburgh City Local Plan was adopted in January 2010 and provides the planning policy framework for the city, including site specific allocations for the major land use classes.

The local plan identifies the site as lying within the defined 'urban area' where residential, commercial, institutional and other uses are supported in principle, subject to satisfying other specific local plan policies. A small part of the site - the cleared part of the site adjacent to Eyre Place which was once occupied by tenements - is designated as Open Space. Proposals for this part of the site will need to be assessed against local plan policy Os1 which seeks to protect against the loss of open space unless certain criteria are satisfied.

The site is located within the New Town Conservation Area. As such, Policy ENV 6 'Conservation Area - Development' is applicable. This states that development within this area will be permitted which preserves or enhances the special character or appearance of the conservation area and is consistent with the relevant character appraisal. The New Town Conservation Area Character Appraisal was approved by the Council in June 2005.

The site lies outwith, but immediately adjacent to the Edinburgh World Heritage Site boundary

SITE LOCATION

PLANNING GUIDES

<p>Designing Streets</p>	<p>Edinburgh Streets</p>	<p>Urban Drainage</p>
<p>Designing Open Space</p>	<p>Housing Quality</p>	<p>Residential Streets</p>