

Chapter 10:

Material Assets

State of the Environment Report

EAST AYRSHIRE COUNCIL STATE OF THE ENVIRONMENT REPORT CHAPTER 10 – MATERIAL ASSETS

SUMMARY

Key Messages

Settlements

Situated in the northern part of East Ayrshire, Kilmarnock is the largest settlement with a population of 46,159 (2011 Census). Cumnock is the second largest town in the area with a population of 9,039 (2011 Census). There are nine other notable settlements with populations over 3000 residents, a further eight settlements have populations of between 1,000 and 3,000. Sixteen settlements have populations between 100 and 1,000.

Most settlements within East Ayrshire have experienced various degrees of population decline since the 1980s, including the main settlements of Kilmarnock and Cumnock. However, there is evidence of population stabilisation and growth in these areas with some communities experiencing regeneration and increasing development pressure.

Transport Infrastructure

There is an established transport infrastructure in East Ayrshire based around key trunk road networks (M77/A77, A76, A71, and the M74 South of Glasgow). Kilmarnock is the commercial hub of East Ayrshire, serving as a local gateway to the M77 and A78. East Ayrshire is becoming popular as a place to live and commute to Glasgow as a result of the M77 upgrade. The main rail line in East Ayrshire is the Strathclyde South Line connecting East Ayrshire to Glasgow with 6 main stations. East Ayrshire is currently serviced by several bus companies operating both strategic and local services. The main operator is Stagecoach West Scotland. Due to the rural nature of the area, car ownership is higher than the rest of Scotland.

Accessibility – Walking and Cycling

East Ayrshire Council produced a Core Paths Plan in accordance with the Land Reform Scotland Act (2003) and provides a number of walking and cycling routes. These include 22.2km of dedicated cycle routes, 600km of rights of way and 358km of managed path network.

Employment and Employment Sectors

Job growth in East Ayrshire was below the national average for the period between 1998 and 2008, increasing by 5% as compared to a national increase of 12%. The East Ayrshire economic growth (Gross Value Added) rate was around 0.1% between 1997 and 2007, below the national average rate of 2.3%.

Community Facilities

A wide range of community facilities are offered across East Ayrshire, presenting opportunities for sport, education and the arts. The majority of these are run by East Ayrshire Leisure, within which there are a variety of facilities and activities to suit all ages and abilities.

Openspace and Recreation

East Ayrshire benefits from rich and varied open spaces offering the opportunity for numerous recreational activities. There is a commitment to maintaining free open access to all of the open space in its ownership.

- The accessibility of useable greenspace within a 10 minute walk is higher in East Ayrshire than the Scottish average.
- The proportion of residents using their nearest greenspace is lower in East Ayrshire than across Scotland as a whole.

- East Ayrshire residents are significantly less satisfied with their local greenspaces compared to the Scottish average.

Minerals

Minerals extraction has been a significant employer in East Ayrshire since the early 19th Century with the working of deep mines to the modern day surface / surface mining methods. There are 215 staff currently employed in the sector by operators in East Ayrshire reflecting decline in operational sites. Restoration of sites that were subject to closure and abandonment post demise of Scottish Coal and ATH Resources is anticipated to provide additional employment opportunities.

The amount of coal moved by freight reduced to its lowest level since 2010 to 9 million tonnes, due to use of gas and imported coal, in 2014. This is a trend likely to be seen in East Ayrshire. The reduction in fuel prices may result in increased road based haulage.

Renewable Energy

There are over 20 operational windfarms in East Ayrshire including large sites at Whitelee, Harelaw and South Kyle.

Waste

Volumes of waste produced in East Ayrshire are reducing with more waste sent for recycling corresponding to reductions in materials sent to landfill.

Vacant and Derelict Land

The closure of coal mines has the potential to significantly add to the amount of derelict and vacant land in the Local Area if sites are not restored. There has been a decline of 1% in vacant and derelict land in East Ayrshire between 2008 and 2014. In 2015, East Ayrshire Council returned 2,217ha of derelict land associated with the former surface mining sites and a total of 2,536ha vacant and derelict land for the local authority area as a whole. Further information can be found on the Scottish Government website.

Trend

The protection, management and enhancement of material assets in East Ayrshire is important to the overall quality of life experienced by residents and visitors alike. There are a range of material assets in East Ayrshire and typically communities are satisfied with facilities and neighbourhood quality. There has been significant investment in regeneration of key settlements and it is anticipated that future grant funding opportunities will be targeted.

There are challenges which result in East Ayrshire having the fourth highest level of unemployment in Scotland. There are measures being advanced through partnership working with bodies such as Scottish Enterprise and Skills Development Scotland to seek to support existing businesses maintain and grow successes. East Ayrshire has strengths in terms of geographic location, access and connectivity and sectors such as renewable energy and food and drink on which to build future growth and attract new investment.

East Ayrshire benefits from strategic connections to the Trunk Road network with the A76, providing North- South connections between Kilmarnock, Cumnock, Dumfries and Galloway and Carlisle, and the A71, providing East-West connections between Irvine, Kilmarnock and the M74 South of Glasgow and the A78 (North to North Ayrshire and Inverclyde). The M77 (North East to Glasgow and South West to Prestwick and Ayr) provides a fast and direct route to Glasgow. These routes will continue to be important in terms of sustainable economic growth.

Kilmarnock is the commercial hub of East Ayrshire and will continue to be an important hub for economic and cultural activity. The Council have agreed through the LDP process a Housing Supply Target (HST) for market housing of 434 units per annum and 100 new build affordable units per annum which is focussed around the existing key settlements.

There are a range of renewable energy sites which are at an early stage in the planning system which may be progressed through to the consent stage. There are a range of financial changes affecting subsidies which may affect future developments.

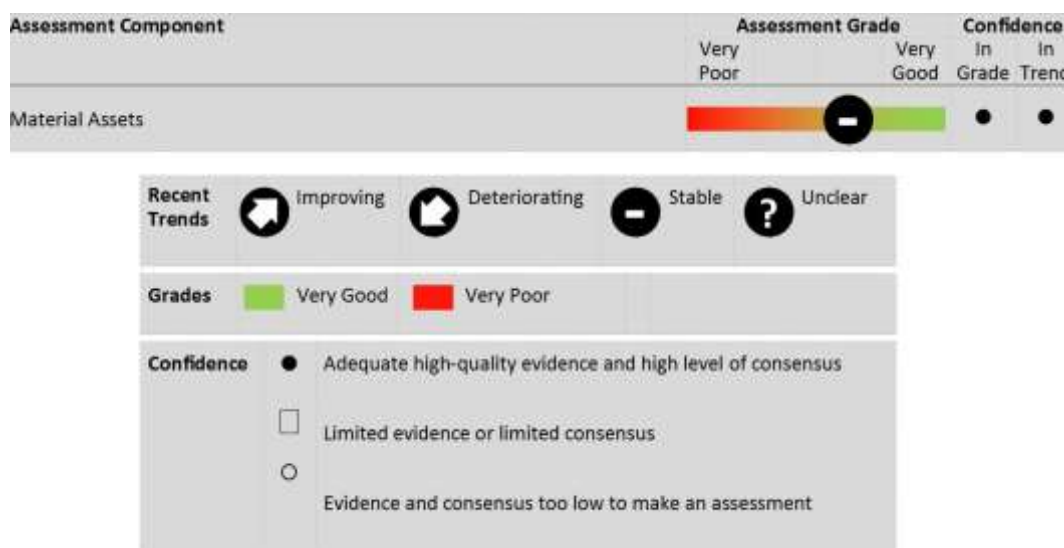
There are a number of future minerals operations which will be covered by compliance monitoring including restoration of existing sites. There are also applications pending for amendments to existing working arrangements which will be subject to scrutiny through the planning system. There will be a separate minerals LDP which will direct future development / restoration proposals. A number of existing sites are currently under restoration / restoration plans are being reviewed.

There are 3,893 Ha of protected public open space within East Ayrshire and the Green Infrastructure and Green Network Strategy and planning policy seek to protect these and to incorporate new open space through new developments.

Tourism is a growth sector for Scotland with similar trend across the various regions. The increase in popularity of holidays in Scotland will grow the share of visitors in East Ayrshire and growth is supported by the Ayrshire Economic Partnership (AEP) and implementation of The Ayrshire & Arran Tourism Strategy 2012-17.

The volume of waste generated in East Ayrshire is slightly higher per person than the rest of Scotland although is decreasing annually with corresponding increase in recycling.

State and Trend



OVERVIEW

Material assets discusses the range of assets present as well as resource use and therefore this chapter covers a breadth of topics from settlements to infrastructure to waste production and recycling rates.

1.1 Settlements

The total population of East Ayrshire according to the 2011 Census was 122,767. This represents a growth of 2 % from the last census in 2003 (120,235). Kilmarnock is the largest settlement in East Ayrshire with a population of 46,159 (2011 Census). It is strategically situated in the north, on the main road and rail networks making it East Ayrshire's main commercial and industrial centre. It is therefore identified as a prime location for development and key to attracting new investment to the area. Cumnock is the second largest town in the area with a population of 9,039 (2011 Census). It is a historic market town, situated in the south of East Ayrshire.

Both towns provide a variety of shopping and community facilities, serving both the local and wider community. However, upgrading and improvement is required as settlements within East Ayrshire have experienced various degrees of deprivation due to population decline. Both Kilmarnock and Cumnock have a dedicated Town Centre Manager whose role is to organise and support a range of initiatives to boost town centre footfall with the aim of developing the town's economic potential. The centre of Cumnock is currently undergoing extensive regeneration which includes the development of a new Council office building, supermarket, and additional car parking provision.

1.2 Transport

There has been significant investment in transport infrastructure in Scotland over the past 20 years which has included expansion of both road and rail corridors. The 'transport estate' currently managed by Transport Scotland comprises 3,405 kilometres of trunk road and 2,776 kilometres of rail track.

In terms of road infrastructure, the road network in East Ayrshire comprises 2.1% of Scotland's total road network, with a combined length of 1,217 km¹.

The main strategic roads include the A76, providing North- South connections between Kilmarnock, Cumnock, Dumfries and Galloway and Carlisle, and the A71, providing East-West connections between Irvine, Kilmarnock and the M74 South of Glasgow. Kilmarnock is the commercial hub of East Ayrshire, serving as a local gateway to the M77 (North East to Glasgow and South West to Prestwick and Ayr), and the A78 (North to North Ayrshire and Inverclyde). With the creation of the M77 and the upgrade of the A77, East Ayrshire is becoming popular as a place to live and commute to Glasgow.

The main rail line in East Ayrshire is the Strathclyde South Line connecting East Ayrshire to Glasgow. The main railway station in East Ayrshire is in Kilmarnock. There are also railway stations in New Cumnock, Auchinleck, Kilmaurs, Stewarton and Dunlop.

East Ayrshire is currently serviced by several bus companies operating both strategic and local services. The main operator is Stagecoach West Scotland.

Rates of car ownership per household are higher in East Ayrshire than the regional average due to rural nature of large areas, but car usage for all journey types is in line with regional and national averages. There are a range of measures being implemented by Strathclyde

¹ [http://www.east-ayrshire.gov.uk/Resources/PDF/L/LTSAAppendixD\(EastAyrshireLTSText\).pdf](http://www.east-ayrshire.gov.uk/Resources/PDF/L/LTSAAppendixD(EastAyrshireLTSText).pdf)

Passenger Transport (SPT) and East Ayrshire Council to reduce reliance on the private cars in the area².

In terms of freight, domestic intermodal movements accounted for the highest amount of freight moved in the UK with 1.7 billion net tonne kilometres during Quarter 2 2014-15, followed by coal with 1.3 billion net tonne kilometres. This corresponds to around 2.6 million tonne kilometres for Scotland in 2012-2013³. The movement of coal by rail in East Ayrshire was encouraged by East Ayrshire Council with interchanges and coal loading facilities at existing and former surface coal mines served by rail.

1.3 Community Facilities

1.3.1 Community Centres and Halls

There are 32 community centres/halls throughout East Ayrshire with flexible accommodation, including large halls suitable for parties, conferences, concerts etc and smaller rooms ideal for meetings and smaller events.

1.3.2 Pre- School, Primary and Secondary Education

- **Pre-school education** – there are 33 early childhood centres
- **Primary Schools** – there are 43 primary schools throughout East Ayrshire, serving children between the 5-12 year age group. Many have nursery facilities.
- **Secondary Schools** – there are 9 secondary schools throughout East Ayrshire, serving children between the 12-18 year age group.
- **Additional Support Schools** – there are 3 Additional Support Schools throughout East Ayrshire for both primary and secondary aged pupils with varying links to local schools. These are Hillside School, Park School and Willowbank School.

1.3.3 Community Learning and Development

There are a range of adult and higher education facilities in East Ayrshire which include:

- Community Learning - offer a wide range of community based learning opportunities across East Ayrshire for young people and adults.
- Adult Learning - Community-based adult learning takes place in variety of ways/settings. Some programmes provide accredited qualifications and others offer first-step learning.
- Family Learning - Family Learning and Parenting courses give the opportunity to learn about day-to-day issues.
- Colleges and Universities - Ayrshire College has a campus in Kilmarnock, with the development of a new campus underway.

1.3.4 Libraries

East Ayrshire hosts 20 public libraries offering a wide range of books, computer courses, events and internet access, free of charge. There are also 2 mobile libraries visiting schools, rural communities and residential homes. The Scottish Household Survey (2013) found that 95% of users within the last year were very/fairly satisfied with the libraries in East Ayrshire.

1.3.5 Museums

East Ayrshire benefits from 5 museums and cultural venues, offering a range of museums and gallery spaces. In addition, there are several smaller displays in local libraries and town halls throughout the area, enhancing the facilities and collections on offer.

² SPT in partnership with East Ayrshire Council 'Transport Outcomes Report: East Ayrshire 2014/2015'

³ <http://www.transportscotland.gov.uk/statistics/scottish-transport-statistics-no-33-datasets-6495>

1.3.6 Sports and Leisure Facilities

East Ayrshire Leisure manages a number of venues including leisure and sports centres, games halls, golf courses, swimming pools and the Ayrshire Athletics Arena. These facilities enable members of the community to engage in a wide range of sport, fitness and recreational activities.

- **Sports and Leisure facilities** - East Ayrshire offers 19 sport and community venues that include fitness suites, sports halls, running tracks and synthetic and grass pitches.
- **Community Sports Hubs** - 3 Community Sports Hubs have been launched across East Ayrshire through a partnership between local communities, East Ayrshire Leisure, East Ayrshire Council and Sportscotland. Through coordination of local sports clubs and organisations, these hubs aim to encourage the local community to come together by enhancing opportunities whilst offering information, support and advice.
- **Swimming pools** – 3 swimming pools are available within Leisure centres in East Ayrshire offering a variety of sessions and classes.
- **Golf courses** – East Ayrshire offers a 9 hole and two 18 hole public golf courses, providing facilities for all abilities. There are also numerous private courses throughout East Ayrshire.

Table 2 shows the levels of satisfaction with sports and leisure facilities vary significantly between East Ayrshire and Scotland as a whole. Although there are similarly low levels of dissatisfaction, there are significantly less people in East Ayrshire that are very/fairly satisfied, with the majority having no opinion on the facilities. However, when those people that have actually used the facilities within the last year were asked, levels of satisfaction were higher than Scotland as a whole.

Table 2 – Satisfaction with Sport and Leisure Facilities (Scottish Household Survey, 2015)

	2007 / 2008	2009 / 2010	2011	2012	2013	2014
East Ayrshire						
Sports and leisure facilities - Very/fairly satisfied	40	39	*	36	40	42
Sports and leisure facilities - Neither satisfied or dissatisfied	14	10	*	6	4	10
Sports and leisure facilities - Very/fairly dissatisfied	10	9	*	4	5	5
Sports and leisure facilities - No opinion	37	42	*	55	51	43
<i>Base (All tables have a descriptive and numerical base, showing the population or population sub-group examined in it. While all results have been calculated using weighted data, the bases shown give the unweighted counts)</i>	440	390	*	220	190	230
Scotland						
Sports and leisure facilities - Very/fairly satisfied	50	49	51	51	53	52
Sports and leisure facilities - Neither satisfied or dissatisfied	10	9	9	7	9	12
Sports and leisure facilities - Very/fairly dissatisfied	9	8	8	5	6	5
Sports and leisure facilities - No opinion	31	35	33	36	33	31
<i>Base</i>	19,470	18,730	9,660	9,890	9,920	9,800

Key

	Significantly greater than Scotland 2014
	Significantly lower than Scotland 2014

1.4 Recreational Land - Open Space and Green Space

Good quality open spaces play an important role in enhancing the quality of life of communities in East Ayrshire.

There are 3,893 Ha of protected public open space within East Ayrshire – this can improve the appearance of towns and villages, whilst providing space for recreation and sport, thus contributing to people's physical and mental health. Open space can act as a location for learning, socialising and many types of events.

Dean Castle Country Park which is owned and managed by the council, extends to some 200 acres (80 hectares), is used as a base for events focusing on the castle and grounds. Activities include woodland walks, adventure playground, urban farm, visitor centre, tearoom, shop and historical collections including weapons, armour and musical instruments. The facility also provides an important educational resource for local schools.

East Ayrshire Council in Partnership with East Ayrshire Leisure produced the Green Infrastructure and Green Network Strategy in 2015⁴. Throughout 2014, the East Ayrshire Leisure's Countryside Development team carried out a review of the 2009 audit and strategy and assessed the current provision of open space in terms of protected spaces identified within the Local Development Plan. This assessment looked at the quality of open space, its function and then considered local need and demand. The Green Infrastructure and Green Network Strategy includes 4 volumes:

- Volume 1: Strategic Vision and Open Space Standards
- Volume 2: Settlement Review and Green Network Action Plans
- Volume 3: Cemetery Strategy
- Volume 4: Biodiversity Delivery Plan 2015 - 2017

Throughout East Ayrshire, Green Networks will be delivered by East Ayrshire Council together with a range of other organisations. The Strategy provides a range of delivery mechanisms to ensure a sustainable and planned network of green spaces and interconnected links which are designed, developed and managed to meet the environmental, social and economic needs across East Ayrshire. The actions within the Green Network Plan will be delivered through local and regional partnerships as well as through the implementation of the Local Development Plan.

1.5 Allotments

There are currently no Council run allotment sites, however, East Ayrshire Council have undertaken initial survey work with community councils on allotment demand and interest. It is recognised that it is the Council's role in facilitating and supporting allotment groups where demand exists. There are, however, 5 private allotment sites within East Ayrshire.

1.6 Minerals

East Ayrshire has a long history of both deep and surface coal mining. The current operational sites include the following as taken from the 2014 Directory for Mines and Quarries relating to coal mining⁵.

- Duncanziemere Surface Coal Mine

⁴ East Ayrshire Leisure - Green Infrastructure and Green Network Strategy
<http://eastayrshireleisure.com/media/related/pdf/6bdc9422bbbf2ec2fa5160e264dcdabGreen%20In%20Infrastructure%20Strategy%20Volume%201%20Strategic%20Review%20and%20Standards.pdf>

⁵ Cameron, D G, Bide, T, Parry, S F, Parker, A S, and Mankelov, J M, 2014. Directory of Mines and Quarries 2014: 10th Edition (Keyworth, Nottingham, British Geological Survey).

- Greenburn Surface Coal Mine, Braehead Extension
- Greenburn Surface Coal Mine, Dalgig Farm Extension
- Greenburn Surface Coal Mine, Wellhill Farm Extension
- House of Water Surface Coal Mine Burnston Extension
- Nethererton Surface Coal Mine

Hard rock operations are not extensive in East Ayrshire. There are currently 2 operational quarries, 1 consented, 1 application and 3 sites due for/ under restoration. There are 3 operational sand and gravel quarries at Tincorn Hill, Garpel Quarry and Clawfin.

1.7 Renewables

There are over 20 operational windfarms in East Ayrshire including large sites at Whitelee, Harelaw and South Kyle. A Landscape Capacity for Windfarms was produced for East Ayrshire in 2003⁶ and provides guidance on sensitivities and recommendations for areas that are suitable / unsuitable for future wind development in the future. Overall the trend for windfarm applications has been an increasing one.

There may be opportunities for renewables developments on former minerals sites - an application for 6 turbines at the Garleffan Wind Farm has been submitted for the Grievehill site – the application is pending decision.

1.8 Tourism

Material assets also include the consideration of tourism – Scotland’s landscape, scenery and natural heritage are considered an important asset. Landscape and scenery was cited as the primary factor people gave for visiting Scotland in the 2011-2012 Visit Scotland Visitor Survey⁷.

Tourism is important to the Scottish economy and a share of the visitor numbers and revenue benefits Ayrshire and Arran, generating around £348 million of revenue per year. East Ayrshire collaborates with partners in Ayrshire and Arran to capture opportunities to support businesses, create jobs and improve amenities for both residents and visitors⁸.

East Ayrshire is highly accessible, with three international airports within 75 minutes drive-time, as well as excellent connections to wider road, rail and ferry network.

East Ayrshire was chosen as the location for the Scottish Dark Sky Observatory, the UK’s only dark sky park, due to the rural location and limited light pollution. The Observatory is located near Dalmellington and Loch Doon. Funding partners included Cumnock & Doon Valley Minerals Trust, The Coalfields Regeneration Trust and East Ayrshire Council.

The Galloway and Southern Ayrshire Biosphere Reserve was designated by UNESCO and is only one of four biosphere designations in the UK. The Galloway and Southern Ayrshire Biosphere Reserve status reflects the high quality environment and commitment of the community and partners to sustainability. There are a range of projects and initiatives that are being brought forward under the initiative including tourism related projects to attract visitors to the area.

⁶ East Ayrshire Council ‘Landscape Capacity Study for Windfarms’, 2013

⁷ Visit Scotland ‘Scotland Visitor Survey 2011 and 2012’

⁸ Ayrshire & Arran Tourism Strategy 2012/17

<http://www.east-ayrshire.gov.uk/Resources/PDF/A/AyrshireandArranTourismStrategy.pdf>

1.9 Core Paths, Footpaths and Cycleways

The Land Reform Scotland Act (2003) was implemented in February 2005 and places powers and duties on East Ayrshire Council to maintain responsible access to the outdoors. One of the requirements was the production of a Core Path Plan which meets the needs of the community in providing a number of routes which give reasonable access throughout the council area. East Ayrshire's Core Path Plan was adopted on the 5th November 2008.

Through existing network and paths identified through the Core Paths Plan, East Ayrshire has a range of infrastructure for walking and cycling.

In summary access includes:

- 22.2km of dedicated on road cycle routes
- 600km of rights of way
- 358km of managed path network
- 125 areas of open space safeguarded through the approved East Ayrshire Local Plan, which extends to 403 hectares.

The National Cycle Network is a comprehensive network of safe and attractive routes for cycling throughout the UK which follow traffic free paths as much as possible. In recent years, over 45km of cycle lanes and cycle paths have been introduced in East Ayrshire and the Council is committed to promoting cycling as a means of transport and as a leisure activity. East Ayrshire Council has been working with partners such as Sustrans to construct new routes;

- Between Kilmarnock and Irvine, a section of the National Cycle Route N73
- From Kilmarnock to East Renfrewshire and Glasgow (A77 route)
- Between Hurlford and Galston named "Chris Hoy Way"
- Paths throughout Kilmarnock

As well as new cycle routes, cycle parking has been provided at the majority of schools to help promote sustainable travel and a healthy lifestyle.

1.10 Conservation Areas

There are 26 designated conservation areas in East Ayrshire including the following locations. Further discussion around built heritage is provided in section 2.10.

Table 3 - Conservation Areas

Catrine	Fenwick and Laigh Fenwick	Newmilns
Cumnock	Galston	Ochiltree
Dalmellington	Kilmarnock	Sorn
Dalrymple	Kilmaurs	Stewarton
Darvel	Lugar	Waterside (Doon Valley)
Dunlop	Mauchline	Rural areas (multiple areas)

1.11 Contaminated Land

East Ayrshire thrived during the industrial revolution due to the availability of key raw materials such as coal, ironstone, limestone and clays. The area supported a range of industries such as gasworks, tar works, textile mills and iron works. As a result, there is likely to be contaminated land in East Ayrshire.

A review undertaken by East Ayrshire Council in 2010 identified 3,980 industry activities (from 1856 to date), with the potential to be contaminative, at 2,240 locations.

1.12 Vacant and Derelict Land

Based on data available through the Scottish Vacant and Derelict Land Survey (SVDLS)⁹ in 2014 there were 122 sites classed as either vacant or derelict, which accounts for 327 hectares (around 3% of the entire region).

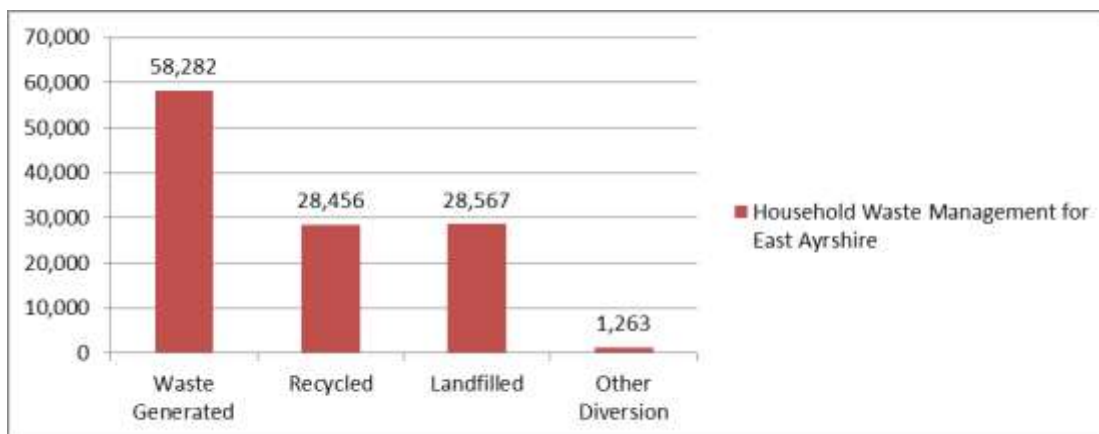
In 2015, East Ayrshire Council returned 2,217ha of derelict land associated with the former surface mining sites and a total of 2,536ha vacant and derelict land for the local authority area as a whole. Further information can be found on the Scottish Government website.

1.13 Waste

Waste data is collected by SEPA¹⁰ for the whole of Scotland and each local authority area. The data for East Ayrshire shows that there was 58,282 tonnes of waste generated in 2013 of which 49% (28,456 tonnes) was recycled, 49% (28,567 tonnes) was sent to landfill and 2% (1,263 tonnes) was diverted to other methods e.g. waste incineration/co-incineration, or treatment.

Generated waste includes waste from households, construction and demolition waste, and includes waste from commercial and industrial activity which also includes waste from the mining industry and estimates for the generation of agricultural waste.

Figure 3 – Management of Household Waste in East Ayrshire



Scotland as a whole generated approximately 2.4 million tonnes of waste in 2013.

Waste from minerals sites is controlled under the Extractive Waste (Scotland) Regulations 2010 and is regulated by local authorities.

⁹ Scottish Vacant and Derelict Land Survey
<http://www.scotland.gov.uk/Topics/Statistics/Browse/Planning/Publications>

¹⁰ The waste discover data tool - <http://www.environment.scotland.gov.uk/get-interactive/data/household-waste/>

STATE AND TREND – DETAILED ANALYSIS

2.1 Settlements

Status

There is steady and strong demand for housing within Kilmarnock and the requirement for housing land has been identified in both the current local plan and emerging Local Development Plan. There has been particular care taken when identifying new greenfield sites between Kilmarnock and the smaller surrounding settlements. Cumnock is also identified as a strategic expansion area in the local plan, with sufficient housing land identified.

There are nine other notable settlements with populations over 3000 residents, such as Stewarton and New Cumnock. A further eight settlements have populations of between 1,000 and 3,000 and sixteen settlements have populations between 100 and 1,000.

Development of new housing within existing settlements and in new locations is addressed through the East Ayrshire Council Local Housing Strategy (LHS)¹¹. The Strategy identifies housing priorities and how new housing is to be delivered. The East Ayrshire Local Development Plan: Proposed Plan, March 2015, informed by Housing Needs and Demand Assessment (HNDA) sets out the level of new housing required to provide and maintain a 5 year effective housing land supply in consultation with the house building industry. The demand for new build market homes across these scenarios ranging from 424 to 458 units per annum across East Ayrshire.

The Council have agreed through the LDP process a Housing Supply Target (HST) for market housing of 434 units per annum and 100 new build affordable units per annum.

Table 4 – Housing Market Needs¹². This table shows the requirement for new homes in East Ayrshire as a whole and for the three sub housing market areas set out in the LHS where demand for housing is within specific areas.

	East Ayrshire as a whole	Kilmarnock & Loudoun sub-HMA	Cumnock Area sub-HMA	Doon Valley sub-HMA
Annual requirement as identified in LHS	434 units x 12 years – 5208	252 x 12 years – 3024	147 x 12 years – 1764	35 x 12 years – 420
20% of annual requirement - generosity (applies only to Kilmarnock & Loudoun sub HMA)	605	605	N/A	N/A
Total Requirement to 2025	5813	3629	1764	420
Capacity of Housing land capable of being developed in LDP period minus all potential affordable housing units	5421	3641	1599	381
Surplus/Shortfall	-392 shortfall	-188 shortfall	-165 shortfall	-39 shortfall

¹¹ East Ayrshire Council Local Housing Strategy 2013-18

¹² <http://www.east-ayrshire.gov.uk/PlanningAndTheEnvironment/Development-plans/LocalAndStatutoryDevelopmentPlans/LocalDevelopmentPlan.aspx>

Trend

By 2037 the population of East Ayrshire is projected to be 121,928 which is a decrease of 0.6% compared to the 2012 population. There is likely to be a continued demand for new housing (Both private and council homes) in East Ayrshire including affordable homes.

East Ayrshire has a lower proportion of young people and higher proportion of older people compared to the rest of Scotland. This age profile will bring changing and increasing demands from an ageing population for suitable accommodation options in existing settlements and close to local amenities.

The private rented sector has fallen within East Ayrshire and accounted for 7% of the local housing market in 2014 with an increase in socially rented accommodation for which demand is anticipated to increase further due to factors such as affordability of ownership and availability of mortgages etc.

Table 5 - Tenure of Household by Year 2007-2014. This table shows an increase in percentage of socially rented accommodation in East Ayrshire with decline in private rental and home ownership. (Scottish Household Survey 2014).

	2007-2008	2009-2010	2011	2012	2013	2014
East Ayrshire						
Owner Occupier	65	65	*	55	62	59
Owned outright	28	28	*	25	24	31
Buying with help of loan/mortgage	38	37	*	30	38	28
Social Rent	29	25	*	30	28	31
Private Rent	4	8	*	13	9	7
Other	1	2	*	2	1	2
Total	100	100	*	100	100	100
<i>Base</i>	600	610	*	240	220	250
Scotland						
Owner Occupier	66	65	64	63	61	60
Owned outright	30	30	30	30	30	30
Buying with help of loan/mortgage	36	36	34	32	32	30
Social Rent	23	22	23	23	23	24
Private Rent	9	11	11	13	13	14
Other	2	2	2	2	2	2
Total	100	100	100	100	100	100
<i>Base</i>	27,220	28,400	14,360	10,640	10,650	10,630

Key

	Significantly greater than Scotland 2014
	Significantly lower than Scotland 2014

2.2 Transport

2.2.1 Road Travel

Status

There was a total of 1,002 million vehicle kilometres travelled in 2013 in East Ayrshire with 43,840 million vehicle kilometres travelled across the whole of Scotland as shown in Table 6.

Traffic flows are monitored at 29 sites in East Ayrshire showing growth has been greatest on the A76 and A77/M77 trunk routes¹³.

Table 6 - Traffic on major roads (by class / type) and on minor roads, by Council, 2013 (Transport Scotland Statistics¹⁴).

Area	All motor-ways	Trunk A urban	Trunk A rural	Non-trunk A urban	Non-trunk A rural	Total: All major roads (M and A)	Minor roads B, C and unclassified	Total: all roads
<i>million vehicle kilometres</i>								
East Ayrshire	119	-	230	33	269	651	351	1,002
Scotland	7,262	960	8,766	4,390	7,670	29,048	14,792	43,840

Trend

Overall, the volume of travel by private car has increased across Scotland and East Ayrshire as shown in Table 7.

Table 7 - Traffic on trunk roads and on local authority roads, by Council area (Transport Scotland statistics)

	2007	2008	2009	2010	2011	2012
Million vehicle km						
Trunk Roads						
East Ayrshire	372	357	364	355	354	354
Scotland	16,548	16,504	16,546	16,222	16,313	16,791
Local Roads						
East Ayrshire	686	682	672	665	660	645
Scotland	28,118	27,966	27,673	27,266	27,077	26,757

¹³ East Ayrshire Local Transport Strategy 2009 – 2014

¹⁴ <http://www.transportscotland.gov.uk/statistics>

Car Ownership

The level of car ownership has increased in East Ayrshire with more households having two or more cars as shown in Table 6. Access to cars is higher than the rest of Scotland which is generally accepted to be due to the more rural nature of East Ayrshire than other parts of Scotland surveyed.

Table 8 – Household Car Access by Year (Scottish Household Statistics, 2014).

	2003-2004	2005-2006	2007-2008	2009-2010	2011	2012	2013	2014
East Ayrshire								
None	35	29	24	28	*	29	26	30
One	43	45	48	45	*	46	46	45
Two	19	22	22	22	*	21	23	21
Three or more	3	4	6	5	*	4	6	5
Total	100	100	100	100	*	100	100	100
Base	700	660	600	610	*	240	220	250
Scotland								
None	33	32	30	30	30	31	30	31
One	44	44	44	44	45	43	44	43
Two	20	21	22	22	21	21	21	21
Three or more	3	4	4	4	4	5	5	5
Total	100	100	100	100	100	100	100	100
Base	30,820	31,010	27,240	28,400	14,360	10,640	10,650	10,630

2.2.2 Rail Travel

Status

The total number of rail passengers (on ScotRail services) was 86.3 million in 2013/14 with an increase of 3.7% from the previous year, and a 16% rise since 2007-08. The overall total distances which (on average) Scots travel by rail are around 644 km per head per year. Rail patronage is also increasing in East Ayrshire – as an example the service between Kilmarnock and Glasgow was increased to half hourly due to demand and there have been station upgrades e.g. at Stewarton.

Table 9 - ScotRail passenger services (Transport Scotland Statistics)

	2007-08	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
							<i>million</i>
Passenger journeys (ScotRail)	74.47	76.43	76.93	78.29	81.10	83.25	86.34
Passenger kilometres (ScotRail)	2,426	2,516	2,533	2,642	2,682	2,713	2,828

Trend

The car is still the main mode of transport with levels of bus and rail distances travelled roughly the same for each mode. Rail use has been steadily rising since 1994-95 as shown in Table 10 below with a 20% increase between 2009 and 2014.

Table 10 – Overview of Travel Behaviour between 2009 and 2014 (Extract from Transport Scotland) ¹⁵

	2009	2013	2014	% change over 1 year	% change over 5 years
Car traffic (m/veh km) on all roads ^{&}	34,392	33,811	34,399	1.7%	0.0%
Pedal cycles (m/veh km) on all roads ^{&}	287	329	339	3.0%	18.1%
ScotRail passengers (millions) [§]	76.9	86.3	92.7	7.3%	20.5%
Bus passengers (millions) [§]	459	425	420*	-1.2%	-8.5%
Air passengers (millions)	22.50	23.25	24.08	3.6%	7.0%
Ferry passengers in Scotland (millions) [#]	8.27	7.83	7.88	0.7%	-4.7%

Sources: DfT, ORR, CAA, ferry operators (Not all National Statistics)

Notes: [§] Based on financial year, *provisional figures, [#] Does not include figures for passenger numbers on the Corran ferry service.

[&] traffic estimates indicate the broad level of traffic, so year-on-year comparisons should be made with caution as they are estimated based on a small cross-section of Scottish roads, particularly for cycle traffic.

2.2.3 Bus

State

Bus travel accounts for around 7% of all daily journeys made in East Ayrshire¹⁶. The Scottish Household Survey results show that one in six residents make at least two journeys by bus every week and two in five use a bus at least once a month.

Trend

The total number of bus service miles in East Ayrshire has fallen by 1% over the past two years, whilst supported service (school buses, transport for elderly etc) mileage now comprises 7% of the total mileage¹⁷. The population of East Ayrshire who are 60+ is forecast to increase by 9% over the next five years and this is anticipated to have an effect on bus patronage and increased need for services such as MyBus service operated by SPT (Outcomes Report for East Ayrshire, 2014-2015) for those who need additional support to access public transport.

¹⁵ <http://www.transportscotland.gov.uk/statistics/j389989-01.htm>

¹⁶ Scottish Household Survey 2013 – Local Area Analysis; Transport Scotland.
<http://www.transportscotland.gov.uk/statistics/scottish-household-survey-local-area-analysis>

¹⁷ SPT Transport Outcomes Report for East Ayrshire, 2014-2015
http://www.spt.co.uk/wmslib/Documents_RTS/TORs/east_ayrshire.pdf?3

2.2.3 Freight

State

Scotland transports 12.7 billion Tonne-kilometres of freight to a range of destinations. 391 thousand tonnes of goods were transported from Scotland by road to destinations including France (55%) and the Netherlands (11%).

Figure 4 – Freight Statistics Scotland (Scottish Transport Statistics, No 33 2014 Edition¹⁸)



Trend

The transport of freight by road is greater than rail, air or coastal movements in relation to overall weight of goods. When travelling greater distances, shipping of goods is the primary method.

The latest figures in April 2015 for the UK indicate growth in rail freight traffic at 22.21 billion net tonne kilometres, the second highest figure in the past twelve years. The previous year (2013/14) saw the largest growth at 22.71 billion net tonne kilometres¹⁹.

There has been a decline in the coal reserves consented in East Ayrshire which will reduce coal transport in the area. Where possible, East Ayrshire have encouraged operators to transport as much coal as possible via off-road haul routes and conveyors to rail heads to minimise adverse impacts on local roads and the environment.

2.3 Core Paths, Footpaths and Cycleways

State

East Ayrshire Council and partner organisations work together to maintain the current network of core paths within East Ayrshire as required. The Council seek to identify where removals or diversions of Core Paths are needed in response to planning needs, new developments etc and this is typically included as a planning condition to maintain and in some cases enhance local access and connectivity.

The scale of the surface coal production in East Ayrshire and expansion over the period 2003 to 2012 has led to the loss of rights of way and other local access networks²⁰. One of the measures recommended in the Core Paths Plan was that restoration plans for minerals sites include the reinstatement of paths and tracks and that appropriate diversions are put into place to ensure that opportunities for access to the countryside are maintained. Minerals activity has also brought access opportunities and funding for new path networks.

¹⁸ <http://www.transportscotland.gov.uk/statistics/j357783-06.htm>

¹⁹ Office of Rail and Road <http://orr.gov.uk/statistics/published-stats/statistical-releases>

²⁰ East Ayrshire Council Core Path Plan, <http://eastayrshireleisure.com>

East Ayrshire includes part of the River Ayr Way which is Scotland's first source to sea path network. The path is 44 miles from the source of the River Ayr at Glenbuck Loch to the sea at Ayr. The development of the River Ayr Way was part of the Coalfield Access Project which included funding of £2.5m to implement the River Ayr Way and other key routes including the Doon Valley Network, Lugar Water Trail and the Coalfield Cycle Route:

- The Lugar Water: a community path network around the Auchinleck Estate, linking communities of Ochiltree and Drongan to the River Ayr Way.
- The Scottish Coal Cycle Route was a partnership project with Scottish Coal, Forest Enterprise and South Lanarkshire Council to develop a long distance cycle route between Dalmellington and Coalburn.
- The Doon Valley Path Network links the communities of Dalmellington, Patna, Waterside and Rankinston and includes access to heritage sites including Dunaskin Heritage Centre, Loch Doon and the Galloway Forest.
- These four routes extend to 358km of path network in the Coalfield area of East Ayrshire.

There are examples of funding assisting communities with projects such as park upgrades, interpretative signage etc. The Patna Community Woodland (Jubilee Riverside Walk) was planted as part of the Millennium Forest project and has been enhanced by works including paths, signage / interpretation with partnership working between East Ayrshire Woodlands and Patna Community Council securing funding from the Minerals Trust, East Ayrshire Council, Barr Environmental (part of the Barr Group which includes quarries) and the Central Scotland Green Network.

Trend

Outdoor access and recreation is becoming an ever more popular pastime with increasing use of path and cycle networks. The East Ayrshire Local Development Plan commits to the protection of Core Paths and other natural routes and enhancement of routes through the development process where possible. There are also a range of trails for horseriders and several locations for canoeing including Loch Doon, the River Doon, the River Ayr and Ness Glen²¹. The Community Activity to Community Health (CATCH) group provide volunteer led walks in and around settlements across East Ayrshire for those with limited fitness²².

Table 11 – Participation in Walking in Last 4 weeks by age (Scottish Household Survey 2014). The base is the no of people in survey sample and not the number of actual respondents.

	2007-2008	2009-2010	2011	2012	2013	2014
East Ayrshire						
16-39	53	55	*	61	*	72
40-64	62	59	*	62	53	61
65 plus	34	39	*	36	40	42
<i>Base (minimum)</i>	130	110	*	70	40	60
Scotland						
16-39	59	57	58	62	70	70
40-64	60	57	63	63	68	68
65 plus	41	41	43	45	50	48
<i>Base (minimum)</i>	5,570	5,300	2,770	2,850	2,820	2,820

²¹ <http://eastayrshireleisure.com/index.php?a=landing&id=3&sid=183&mid=241>

²² <http://www.east-ayrshire.gov.uk/CommunityLifeAndLeisure/ServicesAndAdviceForOlderPeople/ActivitiesForOlderPeople/CATCH.aspx>

2.4 Community Facilities

State

There are a range of community facilities in East Ayrshire which are well used by local people.

Data suggests that the older age group feel they are more strongly connected to their community. This is similar to the trend seen in the rest of Scotland and may be related to greater mobility in the population of younger generations.

Table 12 – Strength of Community Feeling in East Ayrshire compared to Scotland (Scottish Household Survey 2014). This shows that people who are 60+ feel more connected to their local community than those in the 40-59 age group and significantly more than age group 16-39 year olds.

	Very strongly	Fairly strongly	Not very strongly	Not at all strongly	Don't know	All	Base
East Ayrshire 2014							
Gender							
Male	42	38	17	3	-	100	100
Female	42	34	21	3	-	100	130
Age							
16-39	22	45	27	6	-	100	60
40-59	52	29	16	3	-	100	80
60+	52	34	14	-	-	100	90
Deprivation							
20% Most Deprived	42	31	19	8	-	100	60
Rest of Scotland	42	38	19	1	-	100	170
All	42	36	19	3	-	100	230
Scotland 2014							
Gender							
Male	34	42	18	6	1	100	4,440
Female	38	40	15	6	1	100	5,360
Age							
16-39	26	41	22	9	1	100	2,820
40-59	36	45	15	4	1	100	3,290
60+	49	37	10	3	1	100	3,690
Deprivation							
20% Most Deprived	34	38	18	9	1	100	1,920
Rest of Scotland	37	42	16	5	1	100	7,880
All	36	41	16	6	1	100	9,800

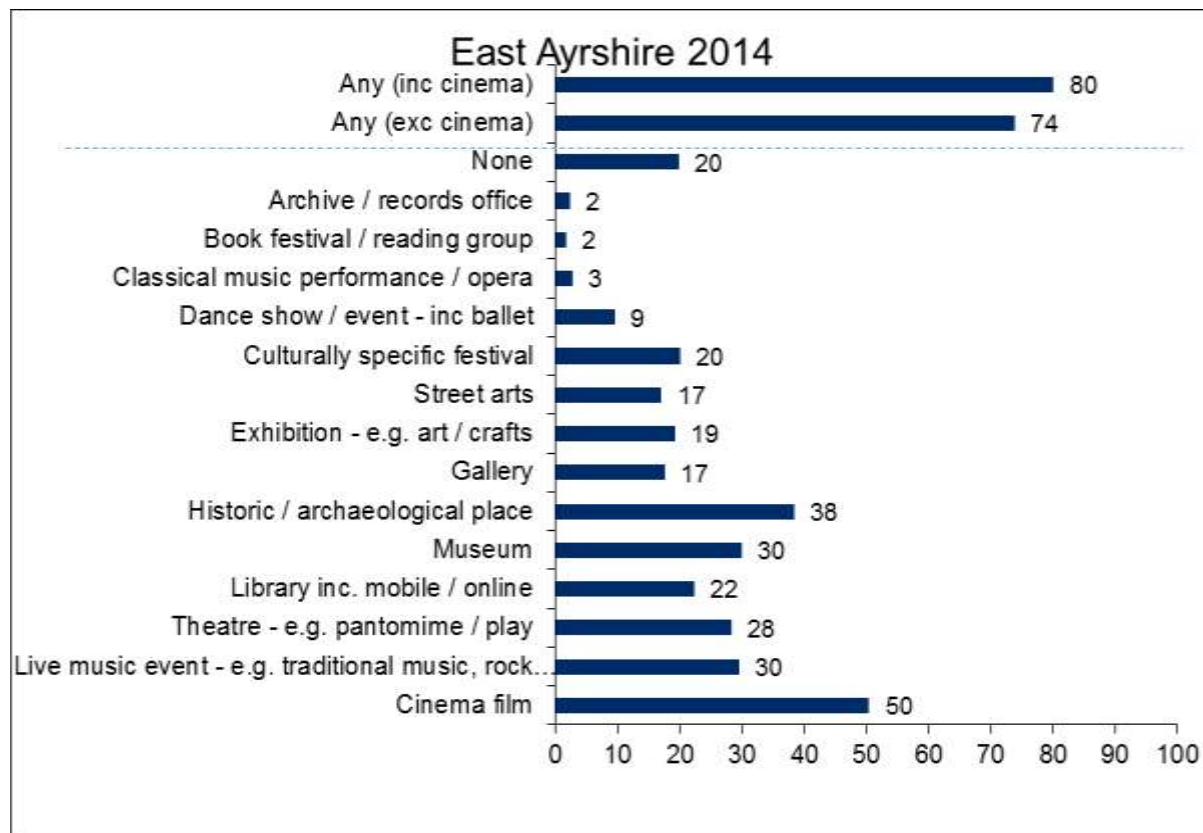
Key

	Significantly greater than Scotland 2014
	Significantly lower than Scotland 2014

Trend

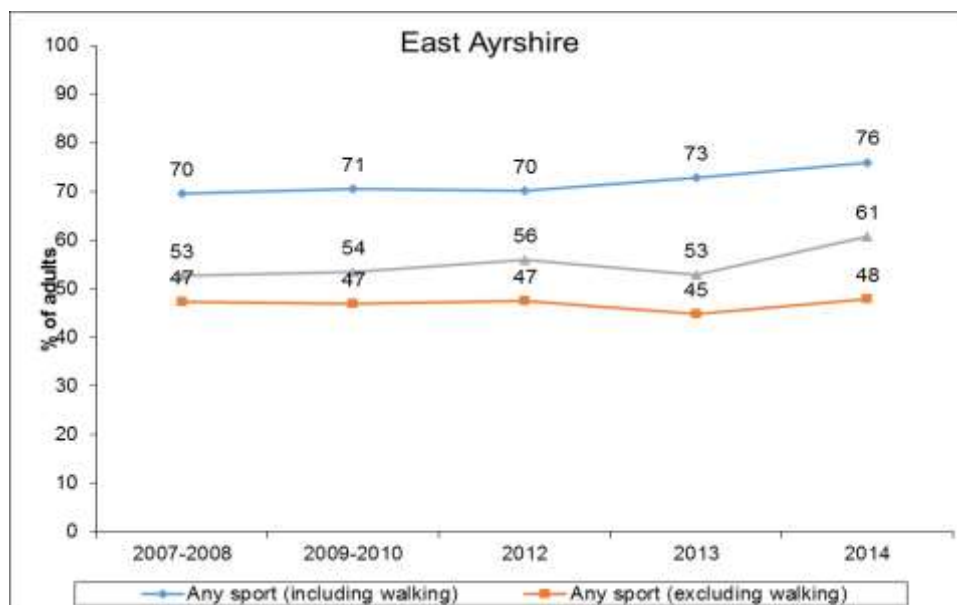
Overall attendance at cultural events and visiting places of culture in the last 12 months is lower in East Ayrshire than Scotland as a whole, across all categories. Figure 5 shows the attendance in the last 12 months. Available data shows that levels of education and deprivation levels affect attendance of cultural events/places of culture - higher education qualifications result in higher levels of attendance whilst lower education qualifications result in lower levels of attendance.

Figure 5 - Attendance at Cultural Events and Places of Culture in the last 12 months (Scottish Household Survey, 2014)



In terms of recreation and sporting activity, Figure 6 shows the levels of sporting participation in East Ayrshire have been consistently lower than those across Scotland as a whole, since 2007 (excluding walking). East Ayrshire has also seen little/if any increase in sporting participation between 2007 and 2013.

Figure 6 - Participation in sport and exercise in the last four weeks (Scottish Household Survey 2014)



2.5 Recreational Land - Open Space and Green Space

State

In 2014, East Ayrshire Community Partnership carried out a Resident Attitude Survey. This found that:

- 76% of all respondents said that they were either quite or very proud about living in their neighbourhood.
- Only 16% of the people who took part in the survey said that they particularly liked the landscape and open spaces within their neighbourhood. However, open spaces were not specifically mentioned within the aspects of the immediate neighbourhood that people particularly disliked.

The 2014 tenant Satisfaction Survey also identified high levels of satisfaction with their local neighbourhood:

- 93% of the tenants who took part in the survey were satisfied with the management of their neighbourhood. This was an increase from 82% in 2011 and compared with 77% as an average form all Scottish Local Authorities.
- On estates, features such as common area maintenance, car parking and children's play facilities, the majority of tenants were satisfied and in 2 out of 3 of these areas, satisfaction levels have increased, e.g. tenant satisfaction with the maintenance of common areas has grown from an 80% satisfaction rating in 2011 to 84% in 2014.
- Dog fouling continues to be a problem for many tenants in 2014, with 29% identifying this as a problem in their area.
- Amongst tenants who receive a grass cutting service from the Council, 95% are satisfied with the service received.

Trend

The following information from the 2013 Scottish Household Survey demonstrates the trends seen in East Ayrshire, compared to Scotland as a whole, regarding greenspace and the outdoors;

- 89% of residents who took part in the survey felt that they were within a 10 minute walking distance from their nearest useable greenspace. This compares to 87% of people across Scotland.
- 34% of residents use their nearest greenspace every day/several times a week with 32% never using their local greenspace. However, across Scotland, 36% use their greenspace every day/several times a week with 24% never using the outdoors for recreation.
- 62% of East Ayrshire residents who took part in the survey are satisfied with their local greenspaces, compared to 76% across Scotland.

In terms of allotments, The East Ayrshire Allotment Framework which provides advice to groups who wish to establish an allotment was approved in 2010 as part of the Open Space Strategy. This coupled with the Community Empowerment and Renewal Bill will amend the existing legislation for allotments which should make it easier to establish new community sites.

East Ayrshire Leisure's Countryside Development team carried out a review of the 2009 Openspace and Greenspace audit and strategy and undertook and assessed the current provision of open space identified within the Local Development Plan. The Draft Plan includes recommendations for provision of openspace and greenspace for settlements which would be applied. It is likely that provision will therefore increase as new sites are brought forward and existing sites are improved where issues of quality have been identified.

2.6 Minerals

State

The 4 currently operational minerals sites in East Ayrshire are subject to a programme of compliance monitoring with quarterly reporting submitted to the council's planning committee plus an annual report.

- Duncanziemere (Hargreaves)
- Netherton (Hargreaves)
- House of Water (Hargreaves)
- Greenburn (Kier)

Tincorn Hill Quarry is also monitored by independent consultants along with landfill sites at Garlaffan and Craignaught.

Also subject to compliance monitoring are:

- The SWS Renewables Connection Project
- Garpel Quarry
- Whitelee, Harehill windfarms,
- Loudoun Hill Quarry

Trend

There are a number of future minerals operations which will be covered by compliance monitoring and these will include restoration of the sites at Netherton and Dunstonhill and works at sites including the Powharnal and Gasswater complex²³. There are also applications pending for amendments to existing working arrangements which will be subject to scrutiny through the planning system. A separate Local Development Plan will be produced for minerals which will direct future development / restoration proposals.

2.7 Renewables

State

- There are currently 4 major operational windfarm sites in East Ayrshire including Hare Hill, Whitelee and Whitelee Extensions Phase 1 and 2;
- 1 under construction;
- 3 consented but not yet progressed;
- 5 appealed to the DPEA;
- 6 pending assessment through the planning system;
- 4 at the scoping stage; and
- 1 at pre-application stage.

There are a number of single turbines / smaller sites that have been approved or are pending.

Trend

There are a range of sites which are at an early stage in the planning system which may be progressed through to the consent stage. There are a range of financial changes affecting subsidies which may affect future developments.

²³ East Ayrshire Council Compliance Monitoring Reports <http://www.east-ayrshire.gov.uk/PlanningAndTheEnvironment/MineralsWasteandOnshoreWindSites/Minerals,-Waste-and-Onshore-Wind-Site-Monitoring-Reports.aspx>

2.8 Tourism

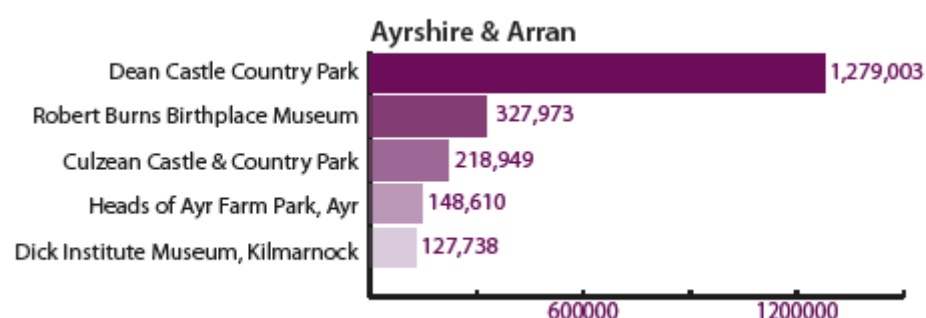
State

There are a number of tourist attractions in East Ayrshire which bring visitors to the area both from within parts of East Ayrshire but also from wider areas. These include:

- Dean Castle Country Park
- Historic sites including Loch Doon Castle
- Irvine Valley Trail
- Galloway and Southern Ayrshire Biosphere - The Biosphere is the first of its kind in Scotland covering an area of over 5,000 sq km
- Kilmarnock Town Trail
- Dumfries House
- The Dick Institute
- The Baird Institute
- Burns House Museum
- Burns Monument

The Dean Castle Country Park brings in the largest tourism revenue across Ayrshire and Arran as shown in Figure 7 below:

Figure 7 - Top Attractions by Region: Visitor Numbers 2013 (Visit Scotland²⁴)



The tourism sector is also an important employer in East Ayrshire with around 2,000 people employed in tourism and related businesses.

Table 13 – Tourism Value to Scotland and East Ayrshire in 2013 (Visit Scotland)

Local Authority Area	Sustainable Tourism Employment	Sustainable Tourism Gross Value Added GVA (approximate £m)
Scotland	171,500	3090.7
East Ayrshire	2,000	31

Trend

Tourism is a growth sector for Scotland with similar trend across the various regions. Whilst cities such as Edinburgh command the greatest visitor numbers, the increase in popularity of holidays in Scotland for visitors and residents will grow the share of visitors in East Ayrshire. East Ayrshire Council are part of the Ayrshire Economic Partnership (AEP) who with North and South Ayrshire and business groups are seeking to grow and develop the tourism sector in Ayrshire & Arran. The Ayrshire & Arran Tourism Strategy 2012-17²⁵ sets out a range of objectives to support business and the tourism sector.

²⁴ <http://www.visitscotland.org/pdf/Tourism%20in%20Scotland's%20Regions%202013.pdf>

²⁵ <http://www.east-ayrshire.gov.uk/TourismAndVisitorAttractions/TourismStrategy.aspx>

2.10 Conservation Areas

State

The Conservation Areas are designated by East Ayrshire Council under the Planning (Listed Buildings and Conservation Areas) (Scotland) Act 1997 to provide safeguarding relative to architectural or historic interest.

The areas covered by the designation include:

- Control over demolition of buildings and structures;
- Control over the lopping and felling of trees;
- Defining the characteristics which need to be protected, including spaces between buildings;
- Financial assistance, where appropriate, for works of repair and restoration;
- Appropriate controls over advertising; and
- Implementation of enhancement schemes.

East Ayrshire Council have secured funding under the Conservation Area Regeneration Scheme (CARS) which provides financial assistance, over a five year period, for Conservation Area based regeneration and conservation initiatives. Successful projects include:

- Round 1 (2007 -2012) - Kilmarnock £811,170
- Round 2 (2008 – 2013) - Kilmarnock - John Finnie/Bank Street £253,980
- Round 3 (2009 – 2014) - Cumnock £888,050
- Round 5 (2013 – 2018) - Galston £750,000

Trend

There is a greater recognition for the need to protect areas of historical and cultural quality and this is reflected in council policy and guidance from Historic Scotland. It is anticipated that East Ayrshire will continue to work to protect and enhance local assets through funding such as CARS Scheme and other funding streams including the Heritage Lottery funded Townscape Heritage Initiative (THI).

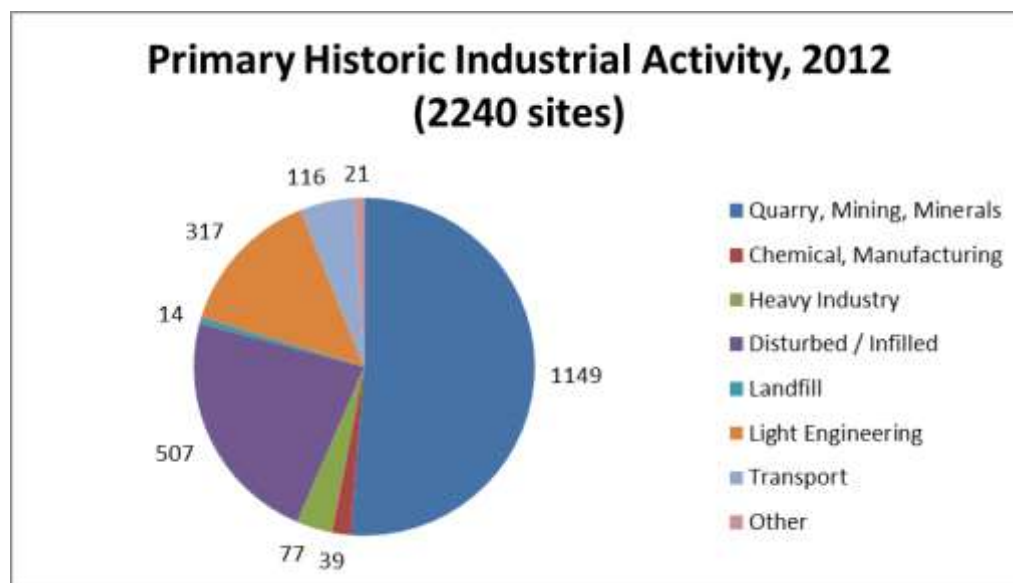
2.11 Contaminated Land

State

The East Ayrshire Council Contaminated Land Strategy²⁶ identified 2,240 historical industrial sites with potential for contamination risk.

Figure 8: Profile of Historical Industrial Activity in East Ayrshire (East Ayrshire Council Contaminated Land Strategy)

²⁶ <http://www.east-ayrshire.gov.uk/Resources/PDF/C/Contaminatedlandstrategy.pdf>



The Strategy sifts these sites into 5 categories:

- Priority 1 (very high risk) – further inspection required -114 sites
- Priority 2 (high risk) – further inspection required – 533 sites
- Priority 3 (medium risk) – further inspection required – 760 sites
- Priority 4 (low) and Priority 5 (very low) - no further inspection required – 813 sites

Trend

As sites with historical contamination are progressed through the planning system and are developed, the overall level of contaminated sites will decline. This, coupled with regulation of current industrial processes e.g. through Pollution Prevention and Control permitting will prevent contamination of sites in the future.

2.12 Vacant and Derelict Land

State

East Ayrshire recorded 327ha of vacant and derelict land according to the Scottish Vacant and Derelict Land Survey 2014²⁷.

Table 14 - Scottish Vacant and Derelict Land Survey 2014 (Extract)

Local Authority	Derelict Land			Urban Vacant Land			Total Derelict and Urban Vacant Land		
	Area (ha)	% of Derelict Land (by Area)	No. of Sites	Area (ha)	% of Urban Vacant Land (by Area)	No. of Sites	Area (ha)	% of Total V&D Land (by Area)	No. of Sites
East Ayrshire	279	3	76	48	2	46	327	3	122
Scotland	8,509	100	1,974	2,366	100	1,964	10,874	100	3,938

²⁷ <http://www.gov.scot/Topics/Statistics/Browse/Planning/Publications>

Trend

The total amount of derelict and urban vacant land in Scotland decreased by 129 hectares or 1.2% from the previous year, to 10,874 hectares in 2014.

There has been a decline of 1% in vacant and derelict land in East Ayrshire between 2008 and 2014 as shown in Table 16 below and a decrease of 2.8% from 2013 to 2014.

Table 15 - Vacant and Derelict Land Trends 2008-2014 (Scottish Vacant and Derelict Land Survey 2014)

Local Authority	Total Derelict land Area (ha)							% Change 2008-2014 ⁵
	2008	2009	2010	2011	2012	2013	2014	
East Ayrshire	282	282	282	280	280	287	279	-1%
Scotland	8,858	8,922	8,762	8,782	8,737	8,632	8,509	-4%

In 2015, East Ayrshire Council returned 2,217ha of derelict land associated with the former surface mining sites and a total of 2,536ha vacant and derelict land for the local authority area as a whole. Further information can be found on the Scottish Government website.

2.14 Waste

State

The volume of waste generated in East Ayrshire is slightly higher per person than the rest of Scotland although is decreasing annually with corresponding increase in recycling as shown in Table 17 and 18.

Table 16 – Waste Generation per Person from 2011-2013 from Scotland's Environment Household Waste Data ²⁸

Region	2011	2011	2012	2012	2013	2013
	Tonnes	kg per person	Tonnes	kg per person	Tonnes	kg per person
East Ayrshire	61,087	498	58,793	479	58,282	476
Scotland	2,606,759	492	2,500,836	471	2,412,706	453

The recycling rate is currently higher in East Ayrshire than in the rest of Scotland and has increased from 46% in 2011 to 48.8% in 2013 as shown in Table 17 below.

Table 17 – Household Waste and rates of recycling (recycled + organics recycled + prepared for re-use) from Scotland's Environment Household Waste Data

Local Authority /Area	2011	2011	2012	2012	2013	2013
	Tonnes	Rate (%)	Tonnes	Rate (%)	Tonnes	Rate (%)
East Ayrshire	28,577	46.78	26,117	44.42	28,456	48.82
Scotland	1,045,045	40.09	1,029,152	41.15	1,018,214	42.2

²⁸ <http://www.environment.scotland.gov.uk/get-interactive/data/household-waste/>

Trend

The targets for waste to landfill are set as part of Scotland's Zero Waste Plan 2010 - the current target is for a maximum 5% target for all waste sent to landfill by 2025. Sending waste to landfill is the least desirable option under the waste hierarchy of reduce, reuse, recycle. The Scottish Government set a target for the maximum amount of Biodegradable Municipal Waste sent to landfill of 2.7 million tonnes by 2010 as Scotland's contribution to UK targets set in the EU Landfill Directive. The Landfill Tax, introduced in 1996 is set at £80 per tonne for 2014/15 to discourage disposal and promote recycling. It is anticipated that these measures will continue to reduce waste disposed to landfill and increase recycling rates across Scotland including in East Ayrshire.

PRESSURES

3.1 Pressures

Material Assets encompasses a wide range of features within the East Ayrshire area and covers aspects that are seen to have a material value. There are a range of pressures on material assets which could include:

- Demographic change – declining and/or ageing population which changes the demands on goods and services relative to healthcare, schools, social services and welfare etc and also impact on the quality of the local environment, transport infrastructure and utilities;
- Economic activity and inward investment – changing type and number of economic operators who chose to locate in East Ayrshire which can impact on available employment;
- Building and development can impact on protected areas such as openspace, greenspace, conservation areas
- New developments can impact on existing core paths, rights of way, long distance routes but can also provide funding for improvements or new connections to increase connectivity within an area
- New development can secure land remediation and re-use of vacant and derelict land
- New developments increase the amount of waste being processed within East Ayrshire

CONCLUSIONS

4.1 Conclusions

The protection, management and enhancement of material assets in East Ayrshire is important to the overall quality of life experienced by residents (employment, sustainable economic growth, place-quality, population stability and quality community facilities greenspace, openspace and transport and connectivity) and the offering to visitors and tourists to the area (quality visitor attractions, accessibility and sectors such as food and drink). Whilst there are challenges related to wider influences on Scotland such as the economy and global energy prices, East Ayrshire has strengths in terms of geographic location, access and connectivity and sectors such as renewable energy and food and drink sector on which to build future growth.

MINERALS – MATERIAL ASSETS AND MINERALS OPERATIONS

5.1 Summary

Mineral extraction has undoubtedly had and will continue to have a significant influence on East Ayrshire in terms of employment, land use, settlement structure and transport. There is a historical legacy of minerals in relation to vacant and derelict land / contaminated land and the landscape asset (see Chapter 2) but also of investment in local communities. A number of former surface coaling sites are moving to a phase of restoration which will bring opportunity to capture benefits such as biodiversity (see Chapter 3 Ecology) and community access and recreation. This section reviews the impacts on material assets from minerals. East Ayrshire Council have committed to compliance monitoring of minerals sites currently operating and should ensure material assets are protected through working, restoration and aftercare stages.

5.2 Detailed Review of Material Assets and Mineral Extraction Surface Coaling in East Ayrshire

5.2.1 Historical

East Ayrshire has a long history of minerals extraction firstly with deep coal mining which included the first deep mine opening at Barony Colliery 1908 (closure in 1989) followed by surface coaling methods of extraction. Many of the rural villages and towns in East Ayrshire have developed as a result of the coal mining industry and associated industry.

Deep mining has been in decline since 1984, following a peak of 217 million tonnes in 1954, falling to a low of 4 million tonnes in 2013 resulting from closure of a number of sites. Surface mining in contrast experienced a year on year growth to a peak in 1991 of 21 million tonnes and slower declines to current levels. Surface production fell by 20% between 2012 and 2013 due to significant sites entering into liquidation combined with geological issues at other sites making production more complex.

5.2.2 Mining Legacy

The nature and scale of the mining heritage in East Ayrshire and legacy is represented through projects such as the Barony A Frame Restoration Trust²⁹ site near Auchinleck which represents the community side to the mining industry in Ayrshire and promotes remembrance of those who lost their lives as a result of mining accidents. There are a range of local memorials to miners who died in disasters such as the memorial at New Cumnock for the Knockshinnoch mining disaster in 1950. The Scottish Mining Museum holds a range of information (photographs, recollections, objects) from Ayrshire collieries.

There are examples of successful re-use of minerals sites for activities such as off road motor biking /time trials³⁰.

5.2.3 Transport infrastructure

Due to the nature of the vehicles required to transport minerals (aggregate and coal) – large HGVs – mineral operations have the potential to significantly impact on local road networks. Such vehicles are not designed to travel on narrow, rural road networks, which typify mineral site locations in East Ayrshire.

Increases in the number and size of vehicles using the local road network can cause a number of physical issues;

²⁹ <http://www.baronyaframe.org/the-trust>

³⁰ Bob MacGregor Trials Academy www.trialsacademy.co.uk

- leakage/spillage of fuel and other contaminants,
- dust raised by the passage of vehicles, wind blow or the loading of vehicles,
- noise from vehicle engines, wheels or bodywork, conveyors, material handling and warning signals,
- churning and compaction of ground surface impacting on site drainage.

Potential community impacts are:

- Severance impacts – dividing communities
- Road safety issues
- Amenity impacts; noise visual impacts, intimidation of other road users
- Physical damage to verges and pavements.

All of the above impacts are influenced by a number of factors, including driver behavior, quality of road infrastructure and frequency of movement.

East Ayrshire Council have promoted transport of surface coal by rail through system of conveyors and off-road haulage routes where these exist to minimise distances travelled by road.

5.2.4 Renewables and Minerals

The key issues associated with renewables include

- Sterilisation of mineral reserves through development of windfarms on areas with suitable coal / aggregate resource
- Cumulative landscape and visual impacts (see Chapter 2)
- Transport issues - delivery of turbine components and construction vehicles on road with existing HGCV traffic from minerals.

These issues need to be addressed through robust planning and consenting of sites to minimise conflicts, detailed LVIA assessments for minerals and renewables proposals and conditions including construction traffic management plans where appropriate.

5.2.5 Tourism

Mineral extraction on a large scale can bring negative perception of place quality e.g. un-restored surface coaling sites and quarries. Unconventional gas may bring similar concerns to communities – that visitors would be discouraged from visiting East Ayrshire due to sense of industrialisation.

In addressing some of the issues around negative perceptions of place, minerals heritage in East Ayrshire brings opportunities for tourism through:

- Seeking Geopark status in East Ayrshire based on network of former minerals sites– educational resource, support to communities and tourist attraction as part of the European Network of Geoparks.
- Mining and Minerals Heritage – Barony ‘A’ Frame
- Designation as Regionally Important Geological sites (RIGS) - educational resource
- Linkages to other notable East Ayrshire residents with mining heritage - Liverpool's famous manager, Bill Shankly was born in Glenbuck, Scotland which was once a thriving coalfield community.
- Potential for restoration of sites to enable future use by communities and visitors for recreation e.g. mountain biking, walking, off road driving etc which may have wider economic and employment opportunities.

5.2.6 Core Paths / Amenity and Circulation

Amenity is composed of many factors, but can be defined in general as the relative pleasantness of a journey, whether made by a pedestrian, cyclist or vehicle user. Reduced amenity can result, for example from an increase in the degree and duration of people's exposure to traffic, dirt/ dust, poor air quality and noise pollution. Safety and perceived risk associated with a particular journey are also important factors, Accessibility relates to the ease of joining a route and the ease with which it may be followed.

Community effects relate to severance which is primarily concerned with the separation of residents from facilities and services used in the community, from friends and relatives, places of work, schools, churches and leisure centres, as a result of changes in road patterns and traffic levels. Access issues encompass rights of way and other footpaths.

Pedestrian, cyclist and community impacts include the potential effects of the development on facilities used by the local community, including:

- Local road, foot and cycle path networks
- Areas of interest such as open spaces, cultural and natural heritage sites
- Loss of amenity – noise / vibration / blasting / air quality

5.2.7 Contaminated Land / Vacant & Derelict Land

Un-restored minerals sites increase the level of Contaminated Land / Vacant & Derelict Land and can increase a sense of poor quality environment for communities as well as those looking to invest in East Ayrshire. The impacts of unconventional gas exploration bring similar potential issues albeit it assumed on a smaller scale / footprint that the voids created through mining / quarries.

5.2.8 Waste

Minerals extraction involves removal of raw material and involves stripping of overburden which can be a significant volume depending on the nature of the site and geology – can include peat which is difficult to handle, restore and re-use and therefore often is poorly managed on site. Unconventional gas waste includes returned water, chemicals and cement and would need to be safely controlled to avoid impacts on assets such as private water supplies.

5.3 Conclusions

Current economic trends indicate a steep decline in production of coal in Scotland over the past 2 years following a period of more gradual decline which is a reflection of the reduction in operational sites (30 in 2004 to 4 sites in 2014)³¹. A number of former surface coaling sites are moving to a phase of restoration which will bring opportunity to capture benefits such as biodiversity (see Chapter 3 Ecology) and community access and recreation.

³¹ Coal Authority Trends in Coal Production

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GLOSSARY

Contaminated Land – land can become contaminated when harmful material is introduced through a variety of substances, from heavy metals to agricultural waste.

Conservation Areas – local designated areas for the protection, preservation, management, or restoration of the built and natural environment and the communities that use them

Core Path - Under the Land Reform (Scotland) Act 2003, every local authority in Scotland is required to draw up a plan for a system of paths sufficient for the purpose of giving the public reasonable access throughout their area

Derelict Land - land which has been so damaged by development, that it is incapable of development for beneficial use without rehabilitation. In addition, the land must currently not be used for the purpose for which it is held or a use acceptable in the local plan

Housing Supply Target (HST) - The Housing Supply Target (HST) sets out the estimated level of additional housing that can be delivered on the ground over a set period e.g. the Local Development Plan process

Housing Needs and Demand Assessment (HNDA) - The evidence base to support the local Housing Strategy, Local Development Plan and Strategic Development Plan, developed in accordance with Scottish Government guidance

Unconventional gas - The term unconventional gas refers to natural gas held in rocks that cannot be exploited using traditional methods. Shale and coal are source rocks for unconventional gas.

UNESCO - United Nations Educational, Scientific and Cultural Organization (UNESCO) is a specialized agency of the United Nations (UN).

Vacant Land - land which is unused for the purposes for which it is held and is viewed as an appropriate site for development. This land must either have had prior development on it or preparatory work has taken place in anticipation of future development



East Ayrshire Council
Comhairle Shiorrachd Inbhir Àir an Ear

Planning & Economic Development
The Johnnie Walker Bond, 15 Strand Street
Kilmarnock, East Ayrshire KA1 1HU

www.east-ayrshire.gov.uk