

Committee Minutes

Development Management Sub-Committee of the Planning Committee

Edinburgh, 16 January 2008

Present:- Councillors Mclvor (Chair), Burgess, Dundas, Hinds, Milligan, Morris, Mowat, Munn, Paisley, Peacock, Rose and Thomas.

Also Present:- Councillor Edie.

1 Chair

In the absence of the Convener (Councillor Lowrie) the Vice-Convener, Councillor Mclvor took the Chair.

2 Applications

The Sub-Committee considered the applications contained on the agenda.

Decision

To agree as detailed in Appendix 1 to this minute.

(Reference – reports by the Director of City Development, submitted.)

3 Appeal Decisions by the Scottish Ministers

Decisions on appeals had been made by the Scottish Ministers as detailed in Appendix 2 to this minute.

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Decision

To note the report.

(Reference – report no DM/015/07-08/CS by the Director of Corporate Services, submitted.)

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APPENDIX 1

**Applications
(As referred to in item 2 of the foregoing minute)**

Note: Detailed conditions/reasons for the following decisions are contained in the statutory planning register.

Agenda Item No.	Address/ Reference No	Details of Proposals	Decision
3	28-38 Chalmers Street (07/02736/FUL)	Erect student residential accommodation and associated facilities, landscaping, alter access and other works.	Continue to allow statutory consultation with the local Community Council.
4	70 Dinmont Drive (07/03203/FUL)	Demolish hall and erect residential development.	Continue for confirmation of the intended reasons for refusal.
5	6 Hillview Drive (07/02833/FUL)	Erection of two 1½ storey houses, resubmission of refusal (07/00262/FUL) within one year.	Continue for a site visit.
6	45-47 Albany Street (07/04826/FUL)	Change of use from office to hotel (extension of existing hotel premises).	Grant planning permission subject to a legal agreement.
7	207 Balgreen Road (07/04621/FUL)	Change of use from public house to office accommodation, alter and extend building, demolish out buildings.	Grant conditional planning permission subject to a legal agreement.
8	17 Bonaly Rise (07/04950/FUL)	Alter roof to install two dormer windows to rear and three velux rooflights to front elevations.	Grant planning permission.
9	24-26 Craighall Road (07/04139/ADV)	a) Erect projecting (illuminating) sign.	Refuse advertisement consent and authorise that enforcement action be taken.

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Agenda Item No.	Address/ Reference No	Details of Proposals	Decision
	(07/04139/LBC)	b) Erect sign (projecting/illuminating).	Refuse listed building consent and authorise that enforcement action be taken.
10	35A Dalry Road (07/04219/FUL)	Change of use to coffee shop serving hot snacks (extension to planning permission 02/03459/FUL).	Grant conditional planning permission.
11	56A Drum Brae North (07/03721/FUL)	Change of use (permanent permission) to nursery with revisions of conditions 5 and 6 of previous application.	<ol style="list-style-type: none"> 1. Grant conditional temporary planning permission for change of use. 2. Refuse planning permission for the variation of Conditions 5 and 6 of the previous consent relating to the use of the play area.
12	1 Grosvenor Crescent (07/02954/FUL) (07/02879/LBC)	<ol style="list-style-type: none"> a) Convert to form seven domestic apartments (as amended). b) Conversion of Land Courts and offices to form seven domestic apartments. 	<p>Grant planning permission subject to a legal agreement.</p> <p>Indicate intention to grant conditional listed building consent subject to the views of the Scottish Ministers.</p>
13	438 Lanark Road (07/04369/FUL)	Change of use from residential use to a mixed children's daycare nursery and residential use.	Grant conditional planning permission subject to a legal agreement.
14	3-4 London Road (07/02919/FUL)	Change of use from vacant hairdressers shop to hot food take-away.	Grant conditional planning permission.

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Agenda Item No.	Address/ Reference No	Details of Proposals	Decision
15	15 Merchiston Avenue (07/04766/FUL)	Demolish rear offshoot, extension, conservatory, and detached garage, alter house: infill window openings; create window openings; insert roof-lights; and change glass in existing windows; erect new rear extension, garden walls, and detached coach house.	Grant conditional planning permission.
16	101 Ocean Drive (07/04745/FUL)	Extend hotel to provide an additional 24 bedrooms.	Grant planning permission subject to a legal agreement.
17	16A Willowbrae Road (07/04677/FUL)	Change of use from vacant shop (Use Class 1) to Parliamentary office (Use Class 2).	Grant conditional planning permission.

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APPENDIX 2

(As referred to in item 3 of the foregoing minute)

Appeal Decisions by Scottish Ministers

Development/Appellant	Decision and Date	Decision by the Scottish Ministers
<p>22-23 Dean Park Crescent</p> <p>Form 3 car parking spaces</p> <p>(07/01122/FUL)</p> <p>Mr and Mrs R Clark.</p>	<p>Planning permission refused under delegated authority on 1 June 2007.</p>	<p>Appeal <u>dismissed</u>.</p>
<p>142-146 Dundas Street</p> <p>Alter and part change of use from bar/restaurant and shop to form bar and restaurant</p> <p>(06/04226/FUL)</p> <p>Caledonian Heritable Ltd.</p>	<p>Planning permission refused under delegated authority on 25 June 2007.</p>	<p>Appeal <u>dismissed</u>.</p>
<p>2 Meadowbank Terrace</p> <p>Part change of use and alteration of office to form office and flat</p> <p>(07/00658/FUL)</p> <p>Mr Taylor.</p>	<p>Planning permission refused under delegated authority on 11 May 2007.</p>	<p>Appeal <u>allowed</u> and conditional planning permission granted as detailed in the letter from the Scottish Government.</p>
<p>South Gyle Crescent</p> <p>Form concrete yard with fence</p> <p>(06/04642/FUL)</p> <p>GM Investment Trustees Ltd.</p>	<p>Planning permission refused under delegated authority on 9 February 2007.</p>	<p>Appeal <u>dismissed</u>.</p>

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<p>24 Springfield Terrace, South Queensferry</p> <p>Erect conservatory</p> <p>(07/01520/FUL)</p> <p>Mr and Mrs Davidson.</p>	<p>Planning permission refused under delegated authority on 26 June 2007.</p>	<p>Appeal <u>dismissed</u>.</p>
<p>The Square, Butlaw, South Queensferry</p> <p>Erect dwelling house</p> <p>(06/02197/FUL)</p> <p>Mr S Mitchell.</p>	<p>Planning permission refused under delegated authority on 18 August 2006.</p>	<p>Appeal <u>allowed</u> and conditional planning permission granted as detailed in the letter from the Scottish Government.</p>
<p>53 Thomson Drive, Currie</p> <p>Erect 2m high timber boundary fence</p> <p>(07/01012/FUL)</p> <p>Mr Hiddleston.</p>	<p>Planning permission refused and enforcement action authorised by the Sub-Committee on 18 July 2007.</p>	<p>Appeal <u>dismissed</u>.</p>