

# Notice of meeting and agenda

## **The City of Edinburgh Planning Local Review Body (Panel 2)**

**10:00am Wednesday 2 September 2015**

Dean of Guild Court Room, City Chambers, High Street, Edinburgh

This is a public meeting and members of the public are welcome to attend.

### **Contact**

Email: [ailen.mcgregor@edinburgh.gov.uk](mailto:ailen.mcgregor@edinburgh.gov.uk)

Tel: 0131 529 4325

## **1. Appointment of Convener**

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- 1.1 The Local Review Body is invited to appoint a Convener from its membership.

## **2. Order of business**

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- 2.1 Including any notices of motion and any other items of business submitted as urgent for consideration at the meeting.

## **3. Declaration of interests**

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- 3.1 Members should declare any financial and non-financial interests they have in the items of business for consideration, identifying the relevant agenda item and the nature of their interest.

## **4. Local Review Body – Procedure**

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- 4.1 Note of the outline procedure for consideration of all Requests for Review (circulated)

## **5. Requests for Review**

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- 5.1 76 Balcarres Street, Edinburgh EH10 5LT – To form an off road parking space within the existing garden. Excavation work will be required due to the slope of the garden to form a level parking area. There is currently a dropped kerb providing access to a small level area (as amended) - Application no. 15/00825/FUL.

- (a) Decision Notice and Report of Handling (circulated)
- (b) Notice of Review (circulated)

Note: The applicant has requested that the review proceed on the basis of an assessment of the review documents only.

- 5.2 34 Cockburn Street, Edinburgh EH1 1PB – Change of use from retail (Class 1) to café (Class 3) (as amended from proposed restaurant) and new extract air duct on rear elevation – Application No.14/02887FUL.

- (a) Decision Notice and Report of Handling (circulated)
- (b) Notice of Review (circulated)
- (c) Further Representations

Note: The applicant has requested that the review proceed on the basis of an assessment of the review documents, further representations, a site visit and one or more hearings.

5.3 66 Hillhouse Road, Edinburgh EH4 5BL – Erect new extension to side and rear of house and form new dormer windows and rooflights to first floor and create new first floor extension to existing garage - Application No.15/01834/FUL.

(a) Decision Notice and Report of Handling (circulated)

(b) Notice of Review (circulated)

(c) Further Representations

Note: The applicant has requested that the review proceed on the basis of an assessment of the review documents and further representations.

5.4 14 Ulster Drive, Edinburgh EH8 7JF – Attic conversion including the introduction of front and rear dormer with extended roof ridge - Application No.15/00952/FUL.

(a) Decision Notice and Report of Handling (circulated)

(b) Notice of Review (circulated)

(c) Further Representations

Note: The applicant has requested that the review proceed on the basis of an assessment of the review documents only.

## 6. Policy Background Papers

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6.1 Extracts of Relevant Policies from the Edinburgh City Local Plan for the above cases (circulated)

[View an online version of the Rural West Edinburgh Local Plan](#) and [read the Edinburgh City Local Plan online](#) .

Edinburgh City Local Plan CA1 (Central Area Policy)

Edinburgh City Local Plan ENV1 (World Heritage Site)

Edinburgh City Local Plan ENV4 (Listed Building – Alterations and Extensions)

Edinburgh City Local Plan DES11 (Alterations and Extensions)

Edinburgh City Local Plan ENV6 (Conservation Areas – Development)

Edinburgh City Local Plan HOU8 (Inappropriate Uses in Residential Areas)

Edinburgh City Local Plan RET11 (Alternative Use of Shop Units In Other Locations)

Edinburgh City Local Plan DES1 (Design Quality and Context)

6.2 Non-Statutory Guidelines

(a) Listed Buildings and Conservation Areas

[Listed Buildings and Conservation Areas Guidance](#)

(b) Guidance for Businesses

[Guidance for Businesses](#)

(c) Householder Guidance

[Download Edinburgh Design Guidance](#)

6.3 Conservation Area Character Appraisals

- (a) Old town Conservation Area and character Appraisal

[New Town Conservation Area](#)

**Note:** The above policy background papers are available to view on the Council's website [www.edinburgh.gov.uk](http://www.edinburgh.gov.uk) under Planning and Building Standards/local and strategic development plans/planning guidelines/conservation areas, or follow the links as above.

## **Carol Campbell**

Head of Legal, Risk and Compliance

### **Membership Panel 2**

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Councillors Balfour, Blacklock, Cairns, McVey and Perry.

### **Information about the City of Edinburgh Planning Local Review Body**

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The City of Edinburgh Planning Local Review Body (LRB) has been established by the Council in terms of the Town and Country Planning (Schemes of Delegation and Local Review Procedure) (Scotland) Regulations 2008. The Local Review Body is to determine any request for a review of a decision on a planning application submitted in terms of the Regulations.

The LRB comprises a panel of five Councillors drawn from the fifteen members of the Planning Committee. The LRB usually meets every two weeks, with the members rotating in three panels of five Councillors. It usually meets in the Dean of Guild Court Room in the City Chambers, High Street, Edinburgh. There is a seated public gallery and the meeting is open to all members of the public.

### **Further information**

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Members of the LRB may appoint a substitute from the pool of trained members of the Planning Committee. No other member of the Council may substitute for a substantive member. Members appointing a substitute are asked to notify Committee Services (as detailed below) as soon as possible.

If you have any questions about the agenda or meeting arrangements, please contact Aileen McGregor, Committee Services, Legal, Risk and Compliance, City of Edinburgh Council, Business Centre 2:1, Waverley Court, 4 East Market Street, Edinburgh EH8 8BG, Tel 0131 529 4325, email [aileen.mcgregor@edinburgh.gov.uk](mailto:aileen.mcgregor@edinburgh.gov.uk).

A copy of the agenda and papers for this meeting will be available for inspection prior to the meeting at the main reception office, City Chambers, High Street, Edinburgh.

The agenda, minutes and public reports for this meeting and all the main Council committees can be viewed online by going to [www.edinburgh.gov.uk/cpol](http://www.edinburgh.gov.uk/cpol).

Unless otherwise indicated on the agenda, no elected members of the Council, applicant, agent or other member of the public may address the meeting.