

Development Management Sub-Committee of the Planning Committee

10.00 am, Wednesday 22 March 2017

Present:

Councillors Perry (Convener), Lunn (Vice-Convener), Bagshaw, Cardownie, Child, Gardner, Howat (substituting for Councillor Ritchie), Keil, McVey, Milligan and Mowat.

1. Minutes

Decision

To approve the minutes of the meeting of the Development Management Sub-Committee of 8 March 2017 as a correct record.

2. General Applications and Miscellaneous Business

The Sub-Committee considered reports on planning applications and pre-applications listed in Sections 4, 7 and 9 of the agenda for the meeting.

Requests for Presentations

The Chief Planning Officer gave presentations on agenda item 4.1 – 12 Abercromby Place, Edinburgh as requested by Councillor Mowat.

Requests for Hearings

A request to consider agenda item 7.2 – 26 Viewforth, Edinburgh (Boroughmuir High School) by holding a hearing session, had been received by Councillors Howat and Main (as ward member), was considered.

Decision

To determine the applications as detailed in the Appendix to this minute.

(Reference – reports by the Chief Planning Officer, submitted.)

3. 12 Abercromby Place, Edinburgh

Details were provided of proposals for the formation of roof terrace (as amended) at 12 Abercromby Place Edinburgh – application no 16/05922/FUL.

The Chief Planning Officer gave details of the proposals and the planning considerations involved and recommended that the application be granted.

Motion

To grant planning permission subject to conditions, reasons and informatives detailed in section 3 of the report by the Chief Planning Officer.

- moved by Councillor Perry, seconded by Councillor Lunn.

Amendment

To grant planning permission subject to:

- 1) Conditions, reasons and informatives detailed in section 3 of the report by the Chief Planning Officer.
- 2) An additional condition requiring the submission of materials for the approval of the Chief Planning Officer.

- moved by Councillor Mowat, seconded by Councillor Bagshaw.

Voting

For the motion: 8 votes

For the amendment: 3 votes

Decision

To grant planning permission subject to conditions, reasons and informatives detailed in section 3 of the report by the Chief Planning Officer.

(Reference – report by the Chief Planning Officer, submitted)

Appendix

Agenda Item No. / Address	Details of Proposal/Reference No	Decision
<p>Note: Detailed conditions/reasons for the following decisions are contained in the statutory planning register.</p>		
<p>Item 4.1 - 12 Abercromby Place Edinburgh</p>	<p>Formation of roof terrace (as amended) – application no 16/05922/FUL</p>	<p>To GRANT planning permission subject to conditions, reasons, and informatives detailed in section 3 of the report by the Chief Planning Officer. (On a division.)</p>
<p>Item 4.2 - 376 Calder Road Edinburgh (Site 94 Metres North Of)</p>	<p>Provision of 73 houses and 59 flats with associated roads, parking, landscaping and communal areas (to purify conditions of consent 13/03147/PPP for private housing element of site) - application no 16/04991/AMC</p>	<p>To APPROVE the application subject to conditions, reasons, and informatives detailed in section 3 of the report by the Chief Planning Officer.</p>
<p>Item 4.3 - 50 Dreghorn Link Edinburgh</p>	<p>The installation of a telecommunications base station comprising a 20 metre high monopole, associated 3 cabinets, 1 meter pillar, 1 x 300mm diameter dish antenna and ancillary works, within a secure fenced compound - application no 17/00050/FUL</p>	<p>To GRANT planning permission subject to a condition, reason and informatives detailed in section 3 of the report by the Chief Planning Officer.</p>
<p>Item 4.4 - 26 Hailesland Place Edinburgh (Site 46 Metres Southwest Of)</p>	<p>Residential Development (up to 32 dwellings) with associated car parking, access, open space, drainage infrastructure and other associated development - application no 16/05810/FUL</p>	<p>To GRANT planning permission subject to a condition, reason, informatives and a memorandum of understanding detailed in section 3 of the report by the Chief Planning Officer.</p>
<p>Item 4.5 - 23 Joppa Grove Edinburgh</p>	<p>Single storey side extension to first floor dwelling flat - application no 16/05940/FUL</p>	<p>To REFUSE planning permission for the reasons detailed in section 3 of the report by the Chief Planning Officer.</p>

Agenda Item No. / Address	Details of Proposal/Reference No	Decision
Item 4.6(a) - 11a Jordan Lane Edinburgh	Demolition of an existing mechanic's garage and erection of 5 dwellings - application no 16/06025/FUL	To GRANT planning permission subject to conditions, reasons, informatives and a legal agreement detailed in section 3 of the report by the Chief Planning Officer.
Item 4.6(b) - 11a Jordan Lane Edinburgh	Demolish an existing mechanic's garage (as amended) - application no 16/02235/CON	To GRANT conservation area consent subject to a condition and reason detailed in section 3 of the report by the Chief Planning Officer.
Item 4.7 - 10 Lasswade Road Edinburgh	Change of use and alteration of former nursing home to form 30 flats, partial demolition of rear outbuildings and erection of block of 11 flats, associated amenity space, bin and cycle storage, boundary treatments, formation of additional car parking and alteration to existing access road (as amended). - application no 16/05248/FUL	To GRANT planning permission in principle subject to conditions, reasons, informatives and a legal agreement detailed in section 3 of the report by the Chief Planning Officer.
Item 4.8(a) - 18 Liberton Brae Edinburgh	Replace existing 2 storey barn (Class 4) with 3 no. residential dwellings - application no 16/06145/FUL	To GRANT planning permission subject to a condition, reason and informatives detailed in section 3 of the report by the Chief Planning Officer.
Item 4.8(b) - 18 Liberton Brae Edinburgh	Replace existing 2 storey barn with 3 no. residential dwellings - application no 16/06144/LBC	To GRANT listed building consent subject to an informative detailed in section 3 of the report by the Chief Planning Officer.
Item 4.9 - 25 Milton Link Edinburgh (Land 187 Metres South Of)	Application for Modification or Discharge of Planning Obligation, Milton Link, Newcraighall: 16/03887/FUL - application no 17/00400/OBL	To MODIFY the planning obligation to which the application refers detailed in section 3 of the report by the Chief Planning Officer.

Agenda Item No. / Address	Details of Proposal/Reference No	Decision
Item 4.10 – 41(Flat 5) Mortonhall Road Edinburgh	Attic conversion to roof space above flat 5, formation of new inset roof terrace to south facing roof pitch and 1no. new velux window Formation of 3no new velux windows to north facing roof pitch - application no 16/06238/ FUL	To GRANT planning permission subject to informatives detailed in section 3 of the report by the Chief Planning Officer.
Item 4.11 - 80 Newcraighall Road Edinburgh	Internally illuminated digital led 48 sheet hoarding - application no 17/00491/ADV	To GRANT advertisement consent subject to a conditions, reasons and informatives detailed in section 3 of the report by the Chief Planning Officer.
Item 4.12 - Roseburn Street Edinburgh (Murrayfield Stadium Tram Stop)	Proposed advertising comprising vinyl wrap placed on back glass of tram shelter structure. In addition wrap to be placed on the name 4 x plates - application no 16/06298/ADV	To GRANT advertisement consent subject to a conditions, reasons and informatives detailed in section 3 of the report by the Chief Planning Officer.
Item 4.13 - 88 (3f1) Thirlestane Road Edinburgh	Sub-division and alterations to form new additional flat and installation of rooflights (as amended) - application no 16/04857/FUL	To GRANT planning permission subject to informatives detailed in section 3 of the report by the Chief Planning Officer.
Item 4.14(a) - 131 (3f2) Warrender Park Road Edinburgh	Alter existing top floor flat and convert attic above to create 2 separate flats - application no 16/04856/FUL	To GRANT planning permission subject to informatives detailed in section 3 of the report by the Chief Planning Officer.
Item 4.14(b) - 131 (3f2) Warrender Park Road Edinburgh	Alter existing top floor flat and convert attic above to create 2 separate flats - application no 16/04858/LBC	To GRANT listed building consent subject to a conditions, reasons and informatives detailed in section 3 of the report by the Chief Planning Officer.

Agenda Item No. / Address	Details of Proposal/Reference No	Decision
Item 7.1(a) - 25 Kinnear Road Edinburgh	Demolish the existing private residential villa on the site and replace with a new residential development comprising of 16 flats with an integral car park and associated driveway – application no 16/04556/FUL	To GRANT planning permission subject to conditions, reasons, informatives and a legal agreement detailed in section 3 of the report by the Chief Planning Officer.
Item 7.1(b) - 25 Kinnear Road Edinburgh	Complete Demolition in a Conservation Area - Demolish the existing private residential villa – application no 16/04556/CON	To GRANT conservation area consent subject to a condition and reason detailed in section 3 of the report by the Chief Planning Officer.
Item 7.2(a) - 26 Viewforth Edinburgh (Boroughmuir High School)	Change of use and conversion of Boroughmuir High School to form residential accommodation, demolition of existing outbuildings and erection of new residential block – application no 16/04581/FUL	To CONTINUE consideration of the matter for a hearing on 25 April 2017 and a site visit.
Item 7.2(b) -26 Viewforth Edinburgh (Boroughmuir High School)	Conversion of Boroughmuir High School to form residential accommodation, demolition of existing outbuildings and erection of new residential block (as amended) – application no 16/04580/LBC	To CONTINUE consideration of the matter for a hearing on 25 April 2017 and a site visit.
Item 7.2(c) - 26 Viewforth Edinburgh (Boroughmuir High School)	Demolition of existing outbuildings – application no 16/04579/CON	To CONTINUE consideration of the matter for a hearing on 25 April 2017 and a site visit.
Item 9.1 - 33 Pinkhill Edinburgh	Forthcoming application by Dandara Limited for the redevelopment from class 2 office to deliver a residential flatted development– application no 16/06374/PAN	<ol style="list-style-type: none"> 1. To note the key issues at this stage. 2. That consultation take place with Economic Development in relation to office space.