

Planning Decisions within Edinburgh

WEEKLY PLANNING BULLETIN

Date: **12 January 2026**

Decision List

Applications contained in **this** Decision List were determined during the week ending **12 January 2026**. Full details of the decision and the application report can be found on the [Planning and Building Standards Online Services](#).

Wards

- [Ward B01 - Almond](#)
- [Ward B02 – Pentland Hills](#)
- [Ward B03 – Drum Brae/Gyle](#)
- [Ward B04 – Forth](#)
- [Ward B05 – Inverleith](#)
- [Ward B06 – Corstorphine/Murrayfield](#)
- [Ward B07 – Sighthill/Gorgie](#)
- [Ward B08 – Colinton/Fairmilehead](#)
- [Ward B09 – Fountainbridge/Craiglockhart](#)
- [Ward B10 – Morningside](#)
- [Ward B11 – City Centre](#)
- [Ward B12 – Leith Walk](#)
- [Ward B13 – Leith](#)
- [Ward B14 – Craigentinny/Duddingston](#)
- [Ward B15 – Southside/Newington](#)
- [Ward B16 – Liberton/Gilmerton](#)
- [Ward B17 – Portobello/Craigmillar](#)

If you have any questions about the decisions please contact the Planning Help Desk at planning@edinburgh.gov.uk

Consultations from Other Authorities

Consultations from East Lothian Council

Consultations from Midlothian Council

Consultations from West Lothian Council

Consultations from Other Authorities Outwith the Lothians

Planning Applications within Edinburgh

Ward No.B01 – Almond

25/06628/PNT (Prior Notification- Telecommunicat ion)	Notification under Regulation 5 of the Electronic Communications Code Regulations 2003 to Utilise Permitted Development Rights. at Telecoms Mast 43 Metres East Of 9 Harvest Road Newbridge Edinburgh	EE. Limited.,	Delegated Decision	PERMITTED DEVELOPMENT	6 January 2026
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Community Council: Ratho + District

25/06561/PNT (Prior Notification- Telecommunicat ion)	Removal and replacement of 3 No. antennas and associated ancillary works thereto. at Telecoms Mast 43 Metres East Of 9 Harvest Road Newbridge Edinburgh	EE Limited.,	Delegated Decision	PERMITTED DEVELOPMENT	6 January 2026
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Community Council: Ratho + District

25/06037/FUL (Planning Permission)	Change of use from fitness studio (class 11) to restaurant (class 3). at 31 The Loan South Queensferry EH30 9SD	Mr Lewis Gill., 35B High Street Edinburgh EH30 9HN	Local Delegated Decision	GRANTED	6 January 2026
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Community Council: Queensferry + District

25/05902/FUL (Planning Permission)	Conservatory and a canopy roof to the rear of the property. at 91 Long Crook South Queensferry EH30 9XS	Ms Vikki Renwick., 91 Long Crook South Queensferry EH30 9XS	Local Delegated Decision	GRANTED	9 January 2026
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Community Council: Queensferry + District

25/05914/FUL (Planning Permission)	Single storey side extension including garage conversion and extend rear decking. at 43 Silverknowes Drive Edinburgh EH4 5LQ	Mr Ben Phillips., 43 Silverknowes Drive Edinburgh EH4 5LQ	Local Delegated Decision	GRANTED	7 January 2026
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Community Council: Davidson Mains+Silverknowes (Inactive)

25/05922/FUL (Planning Permission)	Two storey extension to rear. Single storey front porch and garage extension to front. at 7 Cramond Grove Edinburgh EH4 6PZ	Mrs Clare Cliff., 7 Cramond Grove Edinburgh EH4 6PZ	Local Delegated Decision	GRANTED	7 January 2026
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Community Council: Cramond, Barnton + Cammo

25/05878/FUL (Planning Permission)	Construct garden room. at 28 Corbiehill Place Edinburgh EH4 5AY	Mr Iain Morrison., 28 Corbiehill Place Edinburgh EH4 5AY	Local Delegated Decision	GRANTED	7 January 2026
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Community Council: Davidson Mains+Silverknowes (Inactive)

25/05769/FUL (Planning Permission)	Deep retrofit to 1890's stone cottage. Existing front porch, rear kitchen and conservatory to be demolished. New porch and rear extension to be constructed, incorporating revised layout and new first floor bedroom. at 75 Corbiehill Road Edinburgh EH4 5AT	Elaine Pieczonka., 75 Corbiehill Road Edinburgh EH4 5AT	Local Delegated Decision	GRANTED	6 January 2026
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Community Council: Davidson Mains+Silverknowes (Inactive)

[Wards](#)

Ward No. B02 – Pentland Hills

25/06214/TPO (Treework)	Sitka spruce remove tree. at 41 Johnsburn Road Johnsburn Balerno EH14 7BB	Mr Alastair Proctor., 41 Johnsburn Road Balerno Edinburgh EH14 7BB	Delegated Decision	GRANTED	9 January 2026
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Community Council: Balerno

[Wards](#)

Ward No. B03 – Drum Brae/Gyle

25/06200/FUL (Planning Permission)	Rear extension and velux roof light to existing house. at 7 Drum Brae South Craigmount Edinburgh EH12 8DS	Mr And Mrs Laing., 7 Drum Brae South Edinburgh EH12 8DS	Local Delegated Decision	GRANTED	9 January 2026
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Community Council: Corstorphine + Gyle

25/06146/FUL (Planning Permission)	Proposed attic conversion to create 1st floor bedroom and ensuite. at 13 West Craigs Avenue Cammo Edinburgh EH12 8LZ	Miss Susan Howden., 13 West Craigs Avenue Edinburgh EH12 8LZ	Local Delegated Decision	GRANTED	9 January 2026
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Community Council: Corstorphine + Gyle

[Wards](#)

Ward No. B04 – Forth

25/05669/FUL (Planning Permission)	Retrospective planning permission for shed and sauna in rear garden. at 11 Primrose Bank Road Edinburgh EH5 3JJ	Mr John Duncan., 11 Primrose Bank Road Edinburgh EH5 3JJ	Local Delegated Decision	GRANTED	8 January 2026
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Community Council: Trinity

25/04551/FUL (Planning Permission)	Erection of ancillary domestic garage /workshop within garden ground of property.(as amended) at 17 Crewe Grove Edinburgh EH5 2JS	Peter Swanson., 12 Piers Place Edinburgh EH6 4LP	Local Delegated Decision	GRANTED	9 January 2026
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Community Council: Granton + District

25/03416/FULS TL (Planning Permission STL)	Change of use of ancillary home office which forms part of a domestic garage to short term let (sui generis). at 139 East Trinity Road Trinity Edinburgh EH5 3PP	Mr David Law., Dalmore Lodge 139 139 East Trinity Road Edinburgh Midlothian eh5 3pp	Local Delegated Decision	GRANTED	8 January 2026
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Community Council: Trinity (pre 28 March 2025)

[Wards](#)

Ward No. B05 – Inverleith

25/06640/PAN (Proposal of Application Notice)	Demolition of existing buildings and erection of hotel development (Class 7) with ancillary restaurant and bar. at Centrum House 108 - 114 Dundas Street And 116 New Town Edinburgh	Evans Dakota Hotels Limited.,	Delegated Decision	PRE-APPLICATION CONSULTATION APPROVED.	6 January 2026
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Community Council: New Town + Broughton

25/05918/LBC (Listed Building Consent)	Slotting in slim double glazing to, and refurbishment of existing timber sash window frames. at 1F 1 Danube Street Edinburgh EH4 1NN	Ms Jacqueline Campbell., 1F 1 Danube Street Edinburgh EH4 1NN	Delegated Decision	GRANTED	8 January 2026
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Community Council: Stockbridge + Inverleith

25/05870/FUL (Planning Permission)	Alterations to roof and first floor. at 89 Orchard Brae Edinburgh EH4 2EN	Sally Jorjani., 89 Orchard Brae Edinburgh EH4 2EN	Local Delegated Decision	GRANTED	8 January 2026
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Community Council: Craigleath + Blackhall

25/05743/LBC (Listed Building Consent)	The erection of a temporary modular steel ramp to the south and east of the 1967 Front Range Glasshouses and associated development. at Royal Botanic Garden 20A Inverleith Row Edinburgh EH3 5LR	Royal Botanic Garden Edinburgh., 20A Inverleith Road Edinburgh EH7 4NW	Delegated Decision	GRANTED	8 January 2026
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Community Council: Stockbridge + Inverleith

25/05745/FUL (Planning Permission)	Erection of a modular steel access ramp and ticket booth, formation of new porous asphalt paths, soft landscaping and associated works. at Royal Botanic Garden 20A Inverleith Row Inverleith Edinburgh EH3 5LR	Royal Botanic Garden Edinburgh., 20A Inverleith Row Edinburgh EH3 5LR	Local Delegated Decision	GRANTED	8 January 2026
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Community Council: Stockbridge + Inverleith

[Wards](#)

Ward No. B06 – Corstorphine/Murrayfield

25/06576/PNT (Prior Notification-Telecommunication)	The removal and replacement of 6 No. antenna's and ancillary development thereto. at 221B St John's Road Corstorphine Edinburgh EH12 7UU	Vodafone Three / Cornerstone.,	Delegated Decision	PERMITTED DEVELOPMENT	5 January 2026
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Community Council: Corstorphine + Clermiston

25/06442/TCO (Treework Within a Conservation Area)	Various - Please find tree report covering the trees and requirements. , T5492 - Sycamore - Removal at GF 15 Kinellan Road Murrayfield Edinburgh EH12 6ES	Mr Andrey Kozlovskiy., 15 15 Kinellan Road Edinburgh Scotland EH12 6ES	Delegated Decision	NOT MAKE A TREE PRESERVATION ORDER	9 January 2026
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Community Council: Murrayfield

25/06004/FUL (Planning Permission)	Erection of timber decking to rear of dwelling house, change rear facing window to door to access decking. Form en-suite window in rear facing dormer. at 39 Forrester Road Corstorphine Edinburgh EH12 8AD	Mr James Harvey., 39 Forrester Road Corstorphine Edinburgh EH12 8AD	Local Delegated Decision	GRANTED	9 January 2026
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Community Council: Corstorphine + Clermiston

25/05859/TPO (Treework)	1 Beech, 2 Sycamore, 1 Cherry laurel, 1 Holly various tree safety works to all trees. at 24 Murrayfield Drive Edinburgh EH12 6EB	Jean Inglis., 24 Murrayfield Drive Edinburgh EH12 6EB	Delegated Decision	MIXED DECISION	9 January 2026
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Community Council: Murrayfield

[Wards](#)

Ward No. B07 – Sighthill/Gorgie

25/06056/FUL (Planning Permission)	Form single storey extension to side (gable) of existing semi-detached villa. at 2 Longstone Terrace Edinburgh EH14 2AL	Mr Craig Shaw., 2 Longstone Terrace Parkhead Edinburgh EH14 2AL	Local Delegated Decision	GRANTED	8 January 2026
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Community Council: Longstone

25/05921/FUL (Planning Permission)	Single storey mono-pitch extension to side of property. at 94 Redhall Drive Edinburgh EH14 2DS	Mr Damien Calis., 94 Redhall Drive Edinburgh EH14 2DS	Local Delegated Decision	GRANTED	6 January 2026
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Community Council: Longstone

[Wards](#)

Ward No. B08 – Colinton/Fairmilehead

25/06317/TCO (Treework Within a Conservation Area)	1 yew: reduce height to 3.5 and trim into hedge form. 2 Eleagnus: remove/ Holly: remove. Laurel: remove. at 8 Gillespie Road Hailes Edinburgh EH13 0LL	Dr Sally Hemmens-Lloyd., 8 Gillespie Road Colinton Edinburgh EH13 0LL	Delegated Decision	NOT MAKE A TREE PRESERVATION ORDER	9 January 2026
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Community Council: Colinton

25/06108/ADV (Advert Consent)	Advertisement of the following types: Fascia sign. at 26 Bridge Road Colinton Edinburgh EH13 0LQ	MDA Studio (Edinburgh) Ltd., FAO: Mr David Moore 65 Redford Avenue Edinburgh Scotland EH13 0BU	Delegated Decision	GRANTED	5 January 2026
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Community Council: Colinton

25/06007/CLP (Certificate of Lawfulness (proposed))	Take down existing conservatory. Construct new single storey mono pitched roof extension to the rear of the property. at 28 Buckstone Lea Buckstone Edinburgh EH10 6XE	Ms Shelley Hutton., 28 Buckstone Lea Edinburgh Scotland EH10 6EX	Local Delegated Decision	GRANTED	9 January 2026
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Community Council: Fairmilehead

[Wards](#)

Ward No. B09 – Fountainbridge/Craiglockhart

25/04905/FUL (Planning Permission)	Proposed formation of mezzanine and change of use of Class 1A retail unit to Class 11 Gym (24 hours) and associated works including the installation of plant on rear elevation. at 2 Fruitmarket Place Edinburgh EH14 1UD	BP Investment Management Ltd., 25 North Colonnade London EH14 5HS	Local Delegated Decision	GRANTED	6 January 2026
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Community Council: Hutchison + Chesser (Inactive)

[Wards](#)

Ward No. B10 –Morningside

25/05868/FUL (Planning Permission)	Remove existing front door and replace with metal framed bi-fold doors with fanlight. Form new opening and install new metal framed angled box window. Internal alterations to relocate stair. at 16A Meadow Place Edinburgh EH9 1JR	Ms Beatrice Christie., 16A Meadow Place Edinburgh EH9 1JR	Local Delegated Decision	GRANTED	6 January 2026
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Community Council: Marchmont + Sciennes

25/05787/FUL (Planning Permission)	Siting of 1 No. ambient storage container (Amended) at 216 Morningside Road Edinburgh EH10 4QQ	Mr Archie Noden., Waterside House 35 North Wharf Road London W2 1NW	Local Delegated Decision	GRANTED	6 January 2026
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Community Council: Morningside

25/05682/FUL (Planning Permission)	Proposed garden pod to the rear garden of the property. at 9 St Fillan's Terrace Edinburgh EH10 5NH	Urban Pods., FAO: Mr Ross Iwaniec Unit 19 Napier Square Livingston EH54 5DG	Local Delegated Decision	GRANTED	8 January 2026
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Community Council: Morningside

25/05572/LBC (Listed Building Consent)	Paint advertisement on painted section of stonework on return elevation of property (formerly an advertisement space for previous occupiers). at 27A Marchmont Road Edinburgh EH9 1HY	Sear's Pizza., 27A Marchmont Road Edinburgh EH9 1HY	Delegated Decision	REFUSED	8 January 2026
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Community Council: Marchmont + Sciennes

25/04014/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short-term let accommodation. at Flat 2 6 Myreside View Edinburgh EH14 1AG	Louise Irvine., Flat 2 6 Myreside View Edinburgh EH14 1AG	Local Delegated Decision	REFUSED	7 January 2026
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Community Council: Merchiston

[Wards](#)

Ward No. B11 – City Centre

25/06625/PNT (Prior Notification- Telecommunicat ion)	The installation of one omni wireless antenna, located at a height of 5 metres AGL on the existing column; The installation of two Remote Radio Units and one Baseband Unit at 4 to 4.5m on existing column; Ancillary development thereto. at Proposed Telecoms Apparatus 15 Metres North East Of 118 Lothian Road West End Edinburgh	BT Wholesale On Behalf Of EE.,	Delegated Decision	PERMITTED DEVELOPMENT	5 January 2026
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Community Council: Tollcross

25/05945/LBC (Listed Building Consent)	Ground floor fit out of existing retail unit including new flooring, new lighting, new fixtures, new shopfront decoration and new signage. at 48 Frederick Street New Town Edinburgh EH2 1EX	Mr Mark Taylor., 5 & 6 Orbital Centre Cockerell Close Gunnels Wood Road Stevenage SG1 2NB	Delegated Decision	GRANTED	8 January 2026
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Community Council: New Town + Broughton

25/05886/ADV (Advert Consent)	Advertisement of the following types: Fascia sign, projecting sign (as amended). at 48 Frederick Street Edinburgh EH2 1EX	Brora., FAO: Mark Taylor 5 & 6 Orbital Centre Cockerell Close Gunnels Wood Road Stevenage England SG1 2NB	Delegated Decision	GRANTED	7 January 2026
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Community Council: New Town/Broughton (pre 28 March 2025)

25/05864/LBC (Listed Building Consent)	To replace the existing poor quality slates on the three inside (middle) roofs with Cupa H3 Spanish slates, double nailing with copper nails. Fit new lead watergates and cover flashings. Strip small side panel of scotch slates and lay aside sound slates for re- use. Re-slate side panel with scotch slates and double nail each slate. at Flat 6 18 Royal Circus Edinburgh EH3 6SS	Mr John Conlin., Flat 6 18 Royal Circus Edinburgh EH3 6SS	Delegated Decision	GRANTED	8 January 2026
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Community Council: Stockbridge + Inverleith

25/05630/ADV (Advert Consent)	Fascia sign, box sign. Box sign with built up letters internal LED illumination, opal acrylic faces Internally Illuminate hung from soft steel rods and frosted vinyl on windows and door. at 5 St James Square Edinburgh EH1 3AX	Lewis & Clarke Limited., Tynemount House Ormiston Tranent East Lothian EH35 5NN	Delegated Decision	GRANTED	5 January 2026
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Community Council: New Town + Broughton

25/05231/FULS TL (Planning Permission STL)	Change of use from class 4 (offices) to serviced apartments (sui generis), including internal alterations and reinstatement of a blind window. at 20 Hill Street New Town Edinburgh EH2 3LD	Hill Street Developments Edinburgh Limited., Exchange Tower 19 Canning Street. Edinburgh EH3 8EG	Local Delegated Decision	GRANTED	8 January 2026
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Community Council: New Town + Broughton

25/05236/LBC (Listed Building Consent)	Refurbishing / altering interior of building ensuring all changes respect its historic character. Externally carrying out repairs / refurbishment to the elevation including conservation led restoration of architectural features. As part of works, also replacing existing AC condenser units with modern, energy efficient models and installing 2 new electric vehicle (EV) charging points. at 11 Melville Crescent Edinburgh EH3 7LU	Barclays Bank PLC., FAO: Lawrie Dow 1 Churchill Place London E14 5HP	Delegated Decision	GRANTED	7 January 2026
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Community Council: West End

25/04989/FUL (Planning Permission)	Main Entrance Canopy, Curtain Wall, and Doors Updated for Elder House and No 2 Multrees Walk; Replace ATM vestibules with new Cycle Store with infill and new door on Elder Street; Change of use from Retail to Office for 1st Floor Elder House; Handrail Infill for Elder House roof terrace and replace door with glazed door and panel. at 24 Elder Street, 2, 13 - 15, 16 Multrees Walk Edinburgh	Coal Pension Properties Ltd., 1 Bow Churchyard London EC4M 9DQ	Local Delegated Decision	GRANTED	5 January 2026
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Community Council: New Town + Broughton

25/04783/FULS TL (Planning Permission STL)	Retrospective change of use to short term let. at 1F3 13 King's Stables Road Old Town Edinburgh EH1 2JY	Carl Capital., FAO: Ms Vinny Vohra Tredavoe Moles Hill Surrey KT22 0QB	Local Delegated Decision	REFUSED	7 January 2026
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Community Council: Tollcross

25/04496/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short-term let accommodation. at 4F3 29 Jeffrey Street Edinburgh EH1 1DH	Katie Buchanan., 59 Spylaw Bank Road Edinburgh EH13 0JB	Local Delegated Decision	REFUSED	9 January 2026
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Community Council: Old Town

25/04041/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short-term let accommodation. at 1F3 66 St Mary's Street Edinburgh EH1 1SX	Nina Grant., Riverside Heriot Road Heriot EH38 5YE	Local Delegated Decision	REFUSED	6 January 2026
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Community Council: Old Town

25/03270/CLES TL (Certificate of Lawfulness Existing STL)	Short term let. at 2 Boyd's Entry Old Town Edinburgh EH1 1SY	Mr Stuart Robertson., 19 Grange Road Edinburgh EH9 1UQ	Delegated Decision	GRANTED	6 January 2026
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Community Council: Old Town (pre 28 March 2025)

25/02974/CLES TL (Certificate of Lawfulness Existing STL)	Use of flat as short term let. at Flat 3 160B Canongate Edinburgh EH8 8DD	Ailsa Macintosh., 3 Willowbrae Avenue Edinburgh EH8 7HB	Delegated Decision	REFUSED	6 January 2026
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Community Council: Old Town (pre 28 March 2025)

25/01680/FUL (Planning Permission)	Change of use of former offices (Class 4) to 10 suite Aparthotel (Class 7). at 6 Queen Street Edinburgh EH2 1JE	QS Properties Scotland Ltd., 6 Queen Street Edinburgh EH2 1JE	Local Delegated Decision	GRANTED WITH LEGAL AGREEMENT	8 January 2026
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Community Council: New Town/Broughton (pre 28 March 2025)

[Wards](#)

Ward No. B12 – Leith Walk

25/06639/WINP A (Prior Approval Windows)	Application for Prior Approval - Windows. at 2F2 28 Wellington Street Hillside Edinburgh EH7 5ED	Mr Adam McGibbon., 2F2 28 Wellington Street Hillside Edinburgh EH7 5ED	Delegated Decision	PRIOR APPROVAL NOT REQUIRED	9 January 2026
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Community Council: Leith Central

25/06076/ADV (Advert Consent)	Advertisement of the following types : Fascia Sign, Hoarding at 100, 102, 104 Leith Walk Edinburgh EH6 5DT	Mr Islam Mohammed., 12 Merchiston Place Edinburgh EH10 4NR	Delegated Decision	REFUSED	7 January 2026
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Community Council: Leith Central

25/05893/FUL (Planning Permission)	External and internal alterations including installation of roof lights to front and rear elevations and addition of an en-suite. at 13 Rosslyn Crescent Edinburgh EH6 5AT	Kedar & Carys Kshetri., 13 Rosslyn Crescent Edinburgh EH6 5AT	Local Delegated Decision	GRANTED	6 January 2026
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Community Council: Leith Central

25/03035/CLES TL (Certificate of Lawfulness Existing STL)	Application for Certificate of Lawful use of short term let accommodation. at Flat 3 5 Hopetoun Crescent Broughton Edinburgh EH7 4AY	Ms Elizabeth McVie., 5 Flat 3 Hopetoun Crescent Edinburgh EH7 4AY	Delegated Decision	GRANTED	5 January 2026
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Community Council: New Town/Broughton (pre 28 March 2025)

[Wards](#)

Ward No. B13 – Leith

25/06573/PAN (Proposal of Application Notice)	Housing Development to comprise a mix of houses and flatted blocks numbering approximately 212 units and is proposed to accommodate: 1, 2 and 3 bedroom flats, 2 and 3 bedroom colony flats, 4-5 bedroom townhouses. External amenity space and green space. Car Parking. Bicycle storage. at Land 80 Metres East Of 5 Western Harbour Way Edinburgh	Cullross Limited., 21 Young Street Edinburgh EH2 4HU	Delegated Decision	PRE-APPLICATION CONSULTATION APPROVED.	6 January 2026
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Community Council: Leith Harbour + Newhaven

[Wards](#)

Ward No. B14 – Craigentinny/Duddingston

25/06445/CLP (Certificate of Lawfulness (proposed))	Garage conversion and internal alterations including new roof-light. This application is a resubmission of 25/05960/CLP. at 56 Ulster Crescent Willowbrae Edinburgh EH8 7JL	Mr Igor Rubinov & Ms Grace Zhou., 56 Ulster Crescent Edinburgh EH8 7JL	Delegated Decision	GRANTED	6 January 2026
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Community Council: Northfield + Willowbrae

25/03804/FULS TL (Planning Permission STL)	Change of use of a two storey, two bedroom main door residence from residential use to short term letting use. at 13 Lilyhill Terrace Willowbrae Edinburgh EH8 7DS	Mrs Sarah Besly., 13 Lilyhill Terrace Edinburgh EH8 7DS	Local Delegated Decision	REFUSED	6 January 2026
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Community Council: Northfield + Willowbrae

[Wards](#)

Ward No. B15 – Southside/Newington

25/06643/PNT (Prior Notification-Telecommunication)	Proposed upgrade of existing base station installation. at Land 40 Metres North Of 1 Kirk Brae Liberton Edinburgh	Cornerstone.,	Delegated Decision	PERMITTED DEVELOPMENT	5 January 2026
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Community Council: Liberton + District

25/06552/TPO (Treework)	<p>Lime T6901. Crown lift to 3m for pedestrian clearance.</p> <p>Holly T6919. Reduce crown laterally by 0.5m off the wall pier. Lime T6922. Crown lift to 5.2m for highway clearance. Epicormic removal. Norway Maple T6926. Crown lift to 5.2m for highway clearance. Remove deadwood greater than 25mm. Lawson Cypress T6930. Remove. Copper Beech T6933. Crown lift to 5.2m for carpark clearance. Remove three small branches as indicated. Holly T6940. Reduce crown laterally from adjacent street lamp by 1m. Lime T6946. Crown lift to 3m over footpath for pedestrian clearance. Lime T6948.</p> <p>Crown lift to 3m over footpath for pedestrian clearance. Lime T6950.</p> <p>Crown lift to 3m over footpath for pedestrian clearance. Lime T6952.</p> <p>Remove small branch as indicated from wall head. Lime T6955. Remove hangers. Copper Beech T6956. Reduce crown laterally from adjacent street lamp by 1m. Lime T6960.</p> <p>Crown lift to 2.5m for pedestrian clearance.</p> <p>Magnolia T6961. Recently cut back with vigorous regrowth throughout crown. Less than 2m from wall of flats. Would benefit from formative prune. Yew T69437. Reduce limb by 2m towards fracture. Holly T69438. Remove deadwood greater than 25mm.</p> <p>at</p> <p>Treeworks</p> <p>Dun-ard Garden</p> <p>Grange</p> <p>Edinburgh</p>	<p>Taylor & Martin Bespoke Property Management., FAO: Rachel Gibson 4 Berkeley Street Glasgow G3 7DW</p>	Delegated Decision	GRANTED	7 January 2026
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Community Council: Grange + Prestonfield

25/06234/TCO (Treework Within a Conservation Area)	Eucalyptus lifting the crown by 2m. Copper Beech trim by up to 3m top and sides. at 1 Hope Terrace Morningside Edinburgh EH9 2AP	Mr Jo Elliot., 1 Hope Terrace Morningside Edinburgh EH9 2AP	Delegated Decision	MAKE A TREE PRESERVATION ORDER	7 January 2026
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Community Council: Marchmont + Sciennes

25/06186/TPO (Treework)	Lime T3885 overhanging Grange Loan - remove - touching the 2.5m high stone wall. at Treeworks Grange Loan Grange Edinburgh	Mr Murdo Macdonald., FLAT 8 3 West Grange Gardens Edinburgh EH9 2RA	Delegated Decision	REFUSED	7 January 2026
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Community Council: Grange + Prestonfield

25/05909/FUL (Planning Permission)	Refurbishment of two adjoining garages under separate ownership and the formation of a new external spiral staircase to the rear of 46 1F. at GF, 1F 46 St Alban's Road Edinburgh EH9 2LU	Mr Luca Brunelli., 46 St Alban's Road Edinburgh EH9 2LU	Delegated Decision	GRANTED	7 January 2026
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Community Council: Grange + Prestonfield

25/05917/TPO (Treework)	Rowan T0226 (231) remove. Flowering cherry T0230, T0233, T0234, T0246, T0346, T0348 and T0305 remove. Scots Pine T0247 (tagged 269) remove. Larch T0323 and T0327 remove. Corsican Pine T0403 reduce over extended subdominant stem by 2.5m to lessen weight. Norway Maple T3101 remove. at Tree Works At Cameron Toll And Lady Road Edinburgh	Cameron Toll Shopping Centre., FAO: Ms Claire Jefcoate 6 Lady Road Edinburgh EH16 5PB	Delegated Decision	GRANTED	9 January 2026
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Community Council: Grange + Prestonfield

25/05845/LBC (Listed Building Consent)	Removal of 3 No. antennas and all ancillary development. Replacement with 4 No. antennas (within alcoves); 2 No. equipment cabinets / racks (within equipment room); and all ancillary development (with antennas and steelwork painted black reflecting that of the existing apparatus). at St Peters Church 16 Lutton Place Edinburgh EH8 9PE	Cornerstone., Hive 2 1530 Arlington Business Park Theale RG7 4SA	Delegated Decision	GRANTED	9 January 2026
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Community Council: Southside

25/05846/FUL (Planning Permission)	Removal of 3 No. antennas and all ancillary development. Replacement with 4 No. antennas (within alcoves); 2 No. equipment cabinets / racks (within equipment room); and all ancillary development (with antennas and steelwork painted black reflecting that of the existing apparatus). at St Peters Church 16 Lutton Place Edinburgh EH8 9PE	Cornerstone., Hive 2 1530 Arlington Business Park Theale RG7 4SA	Local Delegated Decision	NOT DEVELOPMENT	8 January 2026
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Community Council: Southside

[Wards](#)

Ward No. B16 – Liberton/Gilmerton

25/06394/TELE (Prior Approval)	Prior approval for the siting of a 22.5m monopole mast with headframe; 12 No. antennas; 4 No. dishes; 7 No. cabinets and all ancillary development. at Drum Public Park Drum Street Hyvots Bank Edinburgh	Cornerstone., Hive 2 1530 Arlington Business Park Theale RG7 4SA	Delegated Decision	GRANTED	7 January 2026
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Community Council: Gilmerton + District

25/06333/CLP (Certificate of Lawfulness (proposed))	Erection of a conservatory. at 75 Craigour Crescent Edinburgh EH17 7NP	Mr Smail, 75 Craigour Crescent Edinburgh EH17 7NP	Delegated Decision	GRANTED	6 January 2026
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Community Council: Gilmerton + District

25/04421/FULS TL (Planning Permission STL)	Change of use from a standard dwelling into a short term let property (in retrospect). at 285 Lasswade Road Edinburgh EH17 8NA	Mrs Susan Garden., Taramount Main Street Dechmont Broxburn EH526JZ	Local Delegated Decision	REFUSED	7 January 2026
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Community Council: Gilmerton + District

[Wards](#)

Ward No. B17 – Portobello/Craigmillar

25/06627/PNT (Prior Notification- Telecommunicat ion)	Notice of Intention to Install or Maintain Telecommunications Apparatus. Portobello Lathe Works, Freight Terminal. at Telecoms Mast 421 Metres West Of 200 Sir Harry Lauder Road Portobello Edinburgh	H3G UK Limited.,	Delegated Decision	PERMITTED DEVELOPMENT	6 January 2026
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Community Council: Portobello (Inactive)

25/05980/FUL (Planning Permission)	Erection of dwelling house. at Land 17 Metres East Of 153 Gilberstoun Brunstane Edinburgh	Mr M Hepburn., 12 A Magdalene Avenue Edinburgh EH15 3BH	Local Delegated Decision	REFUSED	9 January 2026
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Community Council: Portobello (Inactive)

25/05199/CLP (Certificate of Lawfulness (proposed))	Convert existing conversion to a habitable space and single storey extension to rear of property. at 59 Coillesdene Avenue Joppa Edinburgh EH15 2JP	Mrs Emma Moncur-Kemp., 59 Coillesdene Avenue Edinburgh EH15 2JP	Delegated Decision	GRANTED	6 January 2026
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Community Council: Portobello (Inactive)

[Wards](#)