

Planning Decisions within Edinburgh

WEEKLY PLANNING BULLETIN

Date: **30 March 2026**

Decision List

Applications contained in **this** Decision List were determined during the week ending **30 March 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](#)

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[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

26/00724/CLP (Certificate of Lawfulness (proposed))	Conversion of garage to habitable space. at 40 Silverknowes Court Silverknowes Edinburgh EH4 5NP	Ms Dorota Peszkowska., 40 Silverknowes Court Silverknowes Edinburgh EH4 5NP	Delegated Decision	GRANTED	26 March 2026
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Community Council: Davidson Mains+Silverknowes (Inactive)

26/00727/FUL (Planning Permission)	Removal of two UPVC conservatories to the west wing and replace with glass porch and extension. at 32 Gogarbank Gogar Edinburgh EH12 9DE	Mr Gordon Fraser., 32 Gogarbank Edinburgh EH12 9DE	Local Delegated Decision	GRANTED	27 March 2026
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Community Council: Ratho + District

26/00581/FUL (Planning Permission)	Alterations to existing dwellinghouse. at Holy Cottage 39 Main Street Kirkliston EH29 9AF	Mr Abbi & Annette Aitken-Drummond., 39 Main Street Kirkliston EH29 9AF	Local Delegated Decision	GRANTED	24 March 2026
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Community Council: Kirkliston

26/00489/FUL (Planning Permission)	Alterations to external shopfront, including replacement door/screen. at 54A Main Street Davidson's Mains Edinburgh EH4 5AA	Cake Box Ltd., FAO: Mr Tejinder Singh 360-362 Gorgie Road Edinburgh EH11 2RQ	Local Delegated Decision	GRANTED	26 March 2026
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Community Council: Davidson Mains+Silverknowes (Inactive)

26/00322/FUL (Planning Permission)	Formation of new access and relocation of previously approved car parking. at Easter Dalmeny Steading Easter Dalmeny Dalmeny South Queensferry	Rosebery Estates Partnership., Norma Villa 26 Wilson Street LOWER FLAT Perth PH2 0EX	Local Delegated Decision	REFUSED	27 March 2026
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Community Council: Queensferry + District

26/00213/FUL (Planning Permission)	New roof windows in existing garage roof. at 2 Shore Road South Queensferry EH30 9RD	Mr Stephen Byers-Smith., Bryerton House 129 High Street Linlithgow EH49 7EJ	Local Delegated Decision	GRANTED	24 March 2026
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Community Council: Queensferry + District

26/00013/FUL (Planning Permission)	Alter and extend existing dwelling house (as amended). at 51 Cramond Glebe Road Edinburgh EH4 6NT	Mr. & Mrs. Ralph Weir., 51 Cramond Glebe Road Edinburgh EH4 6NT	Local Delegated Decision	GRANTED	26 March 2026
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Community Council: Cramond, Barnton + Cammo

25/05079/FUL (Planning Permission)	Proposed change of use of land to form additional garden area (for future PV array). at Carmel Hill Cottage Humbie Farm Road Humbie Quarry Kirkliston EH29 9EG	Mr Oliver Bamford., Carmel Hill Cottage Humbie Farm Road Kirkliston EH39 9EG	Local Delegated Decision	REFUSED	24 March 2026
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Community Council: Kirkliston

[Wards](#)

Ward No. B02 – Pentland Hills

26/0203/TCO (Treework Within a Conservation Area)	Two eucalyptus trees and one leylandii cypress - Remove nuisance trees 1 x Cypress and 2 x Eucalyptus. at 74 Belmont Road Juniper Green EH14 5ED	Claire Plant., 74 Belmont Road Juniper Green EH14 5ED	Delegated Decision	NOT MAKE A TREE PRESERVATION ORDER	24 March 2026
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Community Council: Juniper Green + Baberton Mains

26/00440/FUL (Planning Permission)	New single-storey side extension to replace existing garage. at 24 Baberton Mains Drive Baberton Mains Edinburgh EH14 3BS	Mrs Rachael Cavens., 24 Baberton Mains Drive Baberton Mains Edinburgh EH14 3BS	Local Delegated Decision	GRANTED	27 March 2026
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Community Council: Juniper Green + Baberton Mains

26/00325/FUL (Planning Permission)	Erect a flat roof extension to rear of dwellinghouse. at 27 Muir Wood Road Currie Edinburgh EH14 5JN	Mr Andrew & Mrs Shiona Bogle., 27 Muir Wood Road Currie EH14 5JN	Local Delegated Decision	GRANTED	25 March 2026
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Community Council: Currie

26/00128/FUL (Planning Permission)	Construction of single storey extension to side and rear of dwelling house. Side extension formed with pitched roofs rising up to central flat platform roof. Rear extension formed with flat roof. Form decking to rear of extension at garden level. at 1 Deanpark Avenue Deanpark Balerno EH14 7EB	Mr And Mrs Robert And Lynne Taplin., 1 Deanpark Avenue Deanpark Balerno EH14 7EB	Local Delegated Decision	GRANTED	25 March 2026
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Community Council: Balerno

25/06542/FUL (Planning Permission)	Proposed rear extension and internal alterations, as amended. at 22 Belmont Road Juniper Green EH14 5DY	Mr & Mrs G. Jones., 22 Belmont Road Juniper Green EH14 5DY	Local Delegated Decision	GRANTED	27 March 2026
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Community Council: Juniper Green + Baberton Mains

25/05216/FUL (Planning Permission)	Attic conversion requiring a dormer to the side and all associated site works, as amended. at 39 Muir Wood Drive Currie Edinburgh EH14 5EZ	Mr Allister Mcilwrick., 39 Muir Wood Drive Currie Edinburgh EH14 5EZ	Local Delegated Decision	GRANTED	26 March 2026
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Community Council: Currie

[Wards](#)

Ward No.B03 – Drum Brae/Gyle

26/00425/FUL (Planning Permission)	Proposed display parking for 4 No. funeral vehicles on existing grassed area. at 1 Forrester Park Drive Broomhall Edinburgh EH12 9AY	Scotmid Funerals., FAO: Mr James Blackburn 78-79 Angle Park Terrace Edinburgh EH11 2JP	Local Delegated Decision	REFUSED	26 March 2026
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Community Council: Corstorphine + Clermiston

25/06504/FUL (Planning Permission)	Hotel, restaurant, and ancillary facilities including bar, with associated infrastructure, works, landscaping, access and car parking. at Land 140 Metres North Of 15 Lochside Avenue Edinburgh	Mollie's Motels Ltd., FAO: Iain Stackhouse C/O Agent 115 George Street Edinburgh EH2 4JN	Delegated Decision	WITHDRAWN	25 March 2026
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Community Council: Corstorphine + Gyle

[Wards](#)

Ward No. B04 – Forth

26/00720/FUL (Planning Permission)	Conversion of garage and alteration of frontage. at 38 Boswall Road Trinity Edinburgh EH5 3RN	Mr Simon Breeze., 38 Boswall Road Edinburgh EH5 3RN	Local Delegated Decision	GRANTED	26 March 2026
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Community Council: Trinity

26/00431/FUL (Planning Permission)	Install 4 No. roof lights in existing roof. 2 No. to be installed on front pitch, 2 No. to be installed on rear pitch. at 4 Roseville Gardens Trinity Edinburgh EH5 3DF	Mr Ben MacFarlane., 4 Roseville Gardens Edinburgh EH5 3DF	Local Delegated Decision	GRANTED	25 March 2026
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Community Council: Trinity

26/00305/FUL (Planning Permission)	Demolition of existing conservatory and extension. Proposed new terrace, new sliding doors and new contemporary bay window.(as amended) at 37 Stirling Road Edinburgh EH5 3JA	Mr & Mrs Matthew & Molly Zegleman., 142 Old Ford Road London E2 9PW	Local Delegated Decision	GRANTED	26 March 2026
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Community Council: Trinity

24/05678/FUL (Planning Permission)	Installation of mobile annex. at 44 West Pilton Street Pilton Edinburgh EH4 4JQ	Mr Piotr Wojcik., 44 West Pilton Street Edinburgh EH4 4JQ	Local Delegated Decision	WITHDRAWN	27 March 2026
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Community Council: West Pilton/West Granton (pre 28 March 2025)

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Ward No. B05 – Inverleith

26/00970/LBC (Listed Building Consent)	Add shower wash basin and WC; core through exiting rear wall to add cast iron drainage and extract with grille. at 14 Ann Street Edinburgh EH4 1PJ	Kirsten Keyden., 14 Ann Street Edinburgh UK EH4 1PJ	Delegated Decision	PERMISSION IS NOT REQUIRED	24 March 2026
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Community Council: Stockbridge + Inverleith

26/00985/WINP A (Prior Approval Windows)	Replace 3 sash & case timber windows on the rear elevation with PVC tilt & turn windows. at 3F4 43 Deanhaugh Street Edinburgh EH4 1LR	Arcinvest Property., FAO: Anna Renton Bonnington Bond, 2 Anderson Place Edinburgh EH6 5NP	Delegated Decision	PRIOR APPROVAL NOT REQUIRED	24 March 2026
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Community Council: Stockbridge + Inverleith

26/00350/FUL (Planning Permission)	Conversion of lower ground floor, rear and side extension. at 42 March Road Blackhall Edinburgh EH4 3SZ	Mr Ross McKenzie., 42 March Road Blackhall Edinburgh EH4 3SZ	Local Delegated Decision	GRANTED	25 March 2026
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Community Council: Craighleith + Blackhall

26/00369/LBC (Listed Building Consent)	Replacement of 4 No. existing single-glazed timber window sashes with new slim heritage double-glazed timber sashes. at 27 Kemp Place Stockbridge Edinburgh EH3 5HU	Miss Victoria Stephenson., 27 Kemp Place Edinburgh EH3 5HU	Delegated Decision	GRANTED	24 March 2026
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Community Council: Stockbridge + Inverleith

25/06400/FUL (Planning Permission)	Erection of a freestanding fridge store and associated condenser unit in the rear courtyard (in retrospect). at 28 Deanhaugh Street Edinburgh EH4 1LY	Blacket Holdings Ltd., FAO: Mr James Clark 39 Flat 1 Comely Bank Ave Edinburgh EH4 1ES	Local Delegated Decision	REFUSED	26 March 2026
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Community Council: Stockbridge + Inverleith

25/05763/LBC (Listed Building Consent)	Refurbishment and upgrading of glazing to existing windows from single to slimline double glazed. at 10 St Bernard's Crescent Edinburgh EH4 1NP	Mr D And Mrs A Whitmey., 10 St Bernard's Crescent Edinburgh EH4 1NP	Delegated Decision	WITHDRAWN	25 March 2026
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Community Council: Stockbridge + Inverleith

25/01782/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at 18B Dean Park Mews Stockbridge Edinburgh EH4 1ED	Mr Innes Miller., 18B Dean Park Mews Edinburgh EH4 1ED	Local Delegated Decision	WITHDRAWN	25 March 2026
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Community Council: Stockbridge/Inverleith (pre 28 March 2025)

[Wards](#)

Ward No. B06 – Corstorphine/Murrayfield

26/0207/TCO (Treework Within a Conservation Area)	2 Limes . - Remove large diameter deadwood and 1 large hanger in the tree closest to the road. at Church Of The Good Shepherd Unit 1 13A Murrayfield Avenue Edinburgh EH12 6AU	The Church Of The Good Shepherd., Mrs Carol Wands Church Of The Good Shepherd Unit 1 13A Murrayfield Avenue Murrayfield Edinburgh EH12 6AU	Delegated Decision	NOT MAKE A TREE PRESERVATION ORDER	24 March 2026
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Community Council: Murrayfield

25/06351/FUL (Planning Permission)	Proposed two storey garden annexe. at 83 Traquair Park West Edinburgh EH12 7AN	Frank Skiffington., 83 Traquair Park West Edinburgh EH12 7AN	Local Delegated Decision	WITHDRAWN	25 March 2026
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Community Council: Corstorphine + Clermiston

25/06029/LBC (Listed Building Consent)	Internal and external alterations of 19th century villa, gate lodge and boundary walls inc. partial demolition of extensions and curtilage buildings associated with 20th Century school use to enable development of Extra Care Community. at 11 - 15 Coltbridge Terrace Edinburgh EH12 6AB	Vivere Extra Care Group Ltd & St Georges School., Provender Mill Mill Bay Lane Horsham Sussex RH12 1SS	Committee Decision	GRANTED	26 March 2026
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Community Council: Murrayfield

25/06031/CON (Conservation Area Consent)	Demolition of unlisted buildings and structures relating to 20th Century development of school campus. at 11 - 15 Coltbridge Terrace Edinburgh EH12 6AB	Vivere Extra Care Group Ltd & St Georges School., Provender Mil Mill Bay Lane Horsham Sussex RH12 1SS	Committee Decision	GRANTED	26 March 2026
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Community Council: Murrayfield

[Wards](#)

Ward No. B07 – Sighthill/Gorgie

26/01006/LBC (Listed Building Consent)	Replace two steel framed windows in west elevation of church sanctuary. at 124 Sighthill Loan Edinburgh EH11 4NT	St Nicholas Parish Church., 124 Sighthill Loan Edinburgh EH11 4NT	Delegated Decision	PERMISSION IS NOT REQUIRED	24 March 2026
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Community Council: Sighthill, Broomhouse + Parkhead

26/00341/FUL (Planning Permission)	Proposed erection of sun lounge and shower w.c. to rear of dwelling house. at 87 Sighthill Loan Sighthill Edinburgh EH11 4NT	Mr B Patel., 87 Sighthill Loan Sighthill Edinburgh EH11 4NT	Local Delegated Decision	GRANTED	26 March 2026
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Community Council: Sighthill, Broomhouse + Parkhead

25/03783/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short-term let accommodation. at 1F4 17 Westfield Road Edinburgh EH11 2QP	Rodrigo Francisco Dos Santos., 1F4 17 Westfield Road Edinburgh EH11 2QP	Local Delegated Decision	WITHDRAWN	23 March 2026
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Community Council: Gorgie + Dalry

[Wards](#)

Ward No. B08 – Colinton/Fairmilehead

26/0205/TCO (Treework Within a Conservation Area)	Semi mature Mallus - Felling of tree. at 56 Spylaw Bank Road Edinburgh EH13 0JB	Duncan Campbell., 56 Spylaw Bank Road Edinburgh EH13 0JB	Delegated Decision	NOT MAKE A TREE PRESERVATION ORDER	24 March 2026
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Community Council: Colinton

26/00672/FUL (Planning Permission)	Proposed single storey rear extension. at 53 Auchingane Redford Edinburgh EH10 7HU	Mr Steven Milne., 53 Auchingane Edinburgh EH10 7HU	Local Delegated Decision	GRANTED	26 March 2026
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Community Council: Fairmilehead

26/00304/FUL (Planning Permission)	Alterations Bay windows to front elevation altered, pitched roof removed and bay windows fitted with flat roofs. Alterations to window fenestration front and rear elevations. Removal of vestibule window rear and existing bathroom window first floor. at 19 Redford Bank Redford Edinburgh EH13 0AQ	Joint Application Yez Ayalew And Alex Coupland., 19 Redford Bank Edinburgh EH13 0AQ	Local Delegated Decision	GRANTED	25 March 2026
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Community Council: Colinton

25/06527/FUL (Planning Permission)	Proposed two storey extension to side and single storey extension to rear of property. at 15 Caiystane Terrace Caiystane Edinburgh EH10 6SR	Mr Steve Jack., 15 Caiystane Terrace Caiystane Edinburgh EH10 6SR	Local Delegated Decision	GRANTED	25 March 2026
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Community Council: Firrhill (Inactive)

25/06278/TPO (Treework)	T98, Cypress, fell tree to ground level T114, Sycamore, monolith at 5m T120, Elm, dead wood removal from crown. at Treeworks Redford Road Redford Edinburgh	Viewpoint Housing Association Ltd., FAO: Derek Szoneberg 4 South Oswald Road Edinburgh EH9 2HG	Delegated Decision	GRANTED	25 March 2026
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Community Council: Colinton

[Wards](#)

Ward No. B09 – Fountainbridge/Craiglockhart

26/0206/TCO (Treework Within a Conservation Area)	T1 Cherry - Reduce the height by max 1.5m and the sides by 1m. Thin the canopy by 10%. at 36 Shandon Place Edinburgh EH11 1QJ	MGS Tree Services., Mr Elan Evans 39 Kellie Place Dunbar EH42 1GF	Delegated Decision	NOT MAKE A TREE PRESERVATION ORDER	24 March 2026
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Community Council: Merchiston

26/00652/FUL (Planning Permission)	Formation of new doorway at window to rear and infilling of existing door. at 27 Shandon Crescent Polwarth Edinburgh EH11 1QF	Mr Simon Laing & Ms Eleanor Kilpatrick., 27 Shandon Crescent Edinburgh EH11 1QF	Local Delegated Decision	GRANTED	24 March 2026
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Community Council: Merchiston

26/00330/FUL (Planning Permission)	New roof lights for attic conversion. at 10 Alderbank Place Edinburgh EH11 1SZ	Ms Alison Finch., 10 Alderbank Place Polwarth Edinburgh EH11 1SZ	Local Delegated Decision	GRANTED	25 March 2026
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Community Council: Merchiston

26/00004/TPO (Treework)	T1 Sorbus remove 2 limbs, crown reduce remaining canopy by 1.5m in height and sides by up to 0.5m. T2 Holly cut back on house side by 2m. G1 Pine x3 cut back lateral growth on house side by 1.5-2.5m to contain. T3 Eucalyptus reduce height to 1.5m above wall. at 1 Rattray Way Edinburgh EH10 5TU	Mrs Louise Smith., 1 Rattray Way Edinburgh EH10 5TU	Delegated Decision	REFUSED	25 March 2026
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Community Council: Craiglockhart

25/03582/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at Flat 6 135 Hutchison Road Slateford Edinburgh EH14 1PG	Mr Blair Ramsay., 135 Flat 6 Hutchison Road Edinburgh EH14 1PG	Local Delegated Decision	WITHDRAWN	23 March 2026
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Community Council: Hutchison/Chesser

23/03962/FUL (Planning Permission)	Demolition of yard buildings and garages serving existing tenement properties; construction of replacement parking court comprising 12x garages and 4x parking spaces to serve existing tenement properties; erection of 63x new homes with associated access, landscaping, parking and services (as amended). at Land 30 Meters South Of 495 Gorgie Road Edinburgh	Dundas Estates & Development Company., Alderstone House MacMillan Road Livingston EH54 7AW	Committee Decision	GRANTED WITH LEGAL AGREEMENT	26 March 2026
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Community Council: Hutchison/Chesser

[Wards](#)

Ward No. B10 –Morningside

26/0157/TCO (Treework Within a Conservation Area)	A white flowering cherry tree and a maple tree that are 2 metres apart in the garden to trim the branches and top the tree by no more than 2.0m. at 17 Spylaw Road Merchiston Edinburgh EH10 5BN	Miss Sally Westwick., 17 Spylaw Road Merchiston Edinburgh EH10 5BN	Delegated Decision	NOT MAKE A TREE PRESERVATION ORDER	25 March 2026
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Community Council: Merchiston

26/00829/CLP (Certificate of Lawfulness (proposed))	Take down section of front boundary wall and create dedicated and unrestricted driveway space within front garden space with the provision for a future EV charger. Prepared and lain to industry standards with Tobermore Shannon block paving finish. at 14 Swan Spring Avenue Edinburgh EH10 6NJ	Mr Tim Kasoor., 14 Swan Spring Avenue Pentland Edinburgh EH10 6NJ	Delegated Decision	REFUSED	27 March 2026
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Community Council: Fairmilehead

26/00291/FUL (Planning Permission)	Demolition of existing conservatory style extension and replacement of new extension. at 16 Strathearn Place Edinburgh EH9 2AL	Ms Caroline Packman., 16 Strathearn Place Edinburgh EH9 2AL	Local Delegated Decision	GRANTED	24 March 2026
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Community Council: Merchiston

26/00119/LBC (Listed Building Consent)	Proposed new en-suite and revised toilet layout. at 23A Warrender Park Road Edinburgh EH9 1HJ	Mr Jaeger Baird., 23A Warrender Park Road Marchmont Edinburgh EH9 1HJ	Delegated Decision	GRANTED	25 March 2026
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Community Council: Marchmont + Sciennes

[Wards](#)

Ward No. B11 – City Centre

26/01089/LBC (Listed Building Consent)	Proposed alterations to form a shower room on the first floor, a WC and ensuite on the second floor of existing property. at 2F 34 Moray Place New Town Edinburgh EH3 6BX	Mr David & Mrs Lynne Downie., 34 2F, Moray Place Edinburgh EH3 6BX	Delegated Decision	PERMISSION IS NOT REQUIRED	26 March 2026
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Community Council: New Town + Broughton

26/00778/LBC (Listed Building Consent)	Alterations to existing glazed shopfront. at 6 Frederick Street New Town Edinburgh EH2 2HB	Thistle - Peat Ltd., Thistle House 21-23 Thistle Street Edinburgh EH2 1DF	Delegated Decision	PERMISSION IS NOT REQUIRED	24 March 2026
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Community Council: New Town + Broughton

26/00740/LBC (Listed Building Consent)	Fibre ethernet service for Boots store. at 40 North Bridge Old Town Edinburgh EH1 1QN	Walgreens Boots Alliance Services Limited., Ms Veronica Ramsay 40-44 North Bridge Old Town Edinburgh EH1 1QN	Delegated Decision	PERMISSION IS NOT REQUIRED	24 March 2026
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Community Council: Old Town

26/00756/WINP A (Prior Approval Windows)	Existing sash and case windows to be replaced. at 3F2 19 Gillespie Crescent Bruntsfield Edinburgh EH10 4HU	Lormot Ltd. C/o Southside, 20 Nicolson Street Edinburgh EH8 9DH	Delegated Decision	APPROVED	24 March 2026
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Community Council: Tollcross

26/00449/CLES TL (Certificate of Lawfulness Existing STL)	Application for the issue of a Certificate of Lawfulness confirming its existing use as short term let accommodation is lawful. at 12 Cordiner's Land Tollcross Edinburgh EH1 2LF	Ms Maria Luisa Radighieri., 12 Cordiner's Land Edinburgh EH1 2LF	Delegated Decision	GRANTED	26 March 2026
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Community Council: Tollcross

26/00432/LBC (Listed Building Consent)	Removal of 2 walls and new doors in basement, remove bars from existing windows (as amended). at Morrison House 12 Atholl Crescent Edinburgh EH3 8HA	Hardies Chartered Surveyors., 12 Atholl Crescent Edinburgh EH3 8HA	Delegated Decision	GRANTED	24 March 2026
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Community Council: West End

26/0060/TCO (Treework Within a Conservation Area)	Crab apple trees removal. at Treeworks Holyrood Road Old Town Edinburgh	Mr Mark Singh., 111 Holyrood Road Edinburgh EH8 8AU	Delegated Decision	MAKE A TREE PRESERVATION ORDER	27 March 2026
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Community Council: Old Town

26/00277/ADV (Advert Consent)	Projected sign. Digital live sign to the frontage on Ground Floor entrance. Internal illuminated Costa Signage. at 79 Princes Street New Town Edinburgh EH2 2ER	Costa Coffee., 3 Knaves Beech Business Centre Davies Way Loud Water High Wycombe Buckinghamshire HP10 9QR	Delegated Decision	REFUSED	26 March 2026
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Community Council: New Town + Broughton

26/00116/LBC (Listed Building Consent)	Installation of a flue. at 18A Hart Street Edinburgh EH1 3RN	Mr Jack Mitchell., 18A Hart Street Edinburgh EH1 3RN	Delegated Decision	GRANTED	24 March 2026
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Community Council: New Town + Broughton

26/00110/LBC (Listed Building Consent)	Removal of a non-original internal partition to reinstate the front room arrangement and small internal reconfigurations such as proposed ensuite and kitchen relocation (as amended). at 1F 13 Royal Circus Edinburgh EH3 6TL	Mr Luke Muncke & Ms Simone Muhlack., 13 (1F) Royal Circus Edinburgh EH3 6TL	Delegated Decision	GRANTED	25 March 2026
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Community Council: New Town + Broughton

25/04821/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at Flat 18 35 Leith Street New Town Edinburgh EH1 3AT	Mr Brendan Reilly., Flat 18, 35 Leith Street Edinburgh EH1 3AT	Local Delegated Decision	WITHDRAWN	24 March 2026
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Community Council: New Town + Broughton

25/04726/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at Flat 15 89 Holyrood Road Edinburgh EH8 8BA	Mr William Watson., Flat 15 89 Holyrood Road Old Town Edinburgh EH8 8BA	Local Delegated Decision	WITHDRAWN	23 March 2026
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Community Council: Old Town

25/04732/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at 16 Leven Terrace Tollcross Edinburgh EH3 9LW	Mr Scott Paterson., 16 Leven Terrace Tollcross Edinburgh EH3 9LW	Local Delegated Decision	WITHDRAWN	24 March 2026
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Community Council: Tollcross

25/04511/CLES TL (Certificate of Lawfulness Existing STL)	Use of flat as a short term let. at Flat 14 1 Viewcraig Street Edinburgh EH8 9UG	Filip Postulka., 2/7 15 Baroque Drive Danderhall EH22 1PA	Delegated Decision	REFUSED	26 March 2026
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Community Council: Southside

25/03806/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at 2A Wemyss Place Mews New Town Edinburgh EH3 6DN	Ms Philippa Atkinson., 2A Wemyss Place Mews Edinburgh EH3 6DN	Local Delegated Decision	WITHDRAWN	23 March 2026
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Community Council: New Town + Broughton

25/03784/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at 1F1 8 Jeffrey Street Edinburgh EH1 1DT	Ms Louisa Hill., 8 1F1 Jeffrey Street Edinburgh EH1 1DT	Local Delegated Decision	WITHDRAWN	24 March 2026
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Community Council: Old Town

25/03689/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at 1F2 13 King's Stables Road Edinburgh EH1 2JY	Lesley Whittaker., 1F2 13 King's Stables Road Edinburgh EH1 2JY	Local Delegated Decision	WITHDRAWN	24 March 2026
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Community Council: Tollcross

25/03668/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at 1F3 73 Bread Street Edinburgh EH3 9AH	Ms Feng Xiao., 1F3 73 Bread Street Edinburgh EH3 9AH	Committee Decision	REFUSED	25 March 2026
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Community Council: Tollcross (pre 28 March 2025)

25/03679/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at 1F1 108 Lauriston Place Edinburgh EH3 9HX	Feng Xiao., 1F1 108 Lauriston Place Edinburgh EH3 9HX	Local Delegated Decision	WITHDRAWN	25 March 2026
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Community Council: Tollcross (pre 28 March 2025)

25/03680/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short-term let accommodation. at PF1 3 Glen Street Edinburgh EH3 9JD	Feng Xiao., PF1 3 Glen Street Edinburgh EH3 9JD	Committee Decision	REFUSED	25 March 2026
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Community Council: Tollcross (pre 28 March 2025)

25/03607/FULS TL (Planning Permission STL)	Retrospective change of use of a house to short term let accommodation. at 3D Northumberland Street South East Lane Edinburgh EH3 6LP	Mr Richard and Catherine House, The Coach House 3D Northumberland Street South East Lane Edinburgh UK EH3 6LP	Local Delegated Decision	WITHDRAWN	24 March 2026
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Community Council: New Town/Broughton (pre 28 March 2025)

25/03032/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at 1F1 62 Thistle Street New Town Edinburgh EH2 1EN	Kubrick Investments Ltd., 62 1F1 Thistle Street Edinburgh EH2 1EN	Local Delegated Decision	WITHDRAWN	23 March 2026
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Community Council: New Town/Broughton (pre 28 March 2025)

25/02861/FULS TL (Planning Permission STL)	Retrospective change of use of flat (sui generis) to short term let (sui generis) for a total of nine months in a calendar year. at Flat 22 50 North Bridge Old Town Edinburgh EH1 1QN	Mrs Susan Whittaker., 7 Mullens Street Hamilton Queensland Australia 4007	Committee Decision	REFUSED	25 March 2026
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Community Council: Old Town (pre 28 March 2025)

25/02441/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at 21A Stafford Street Edinburgh EH3 7BJ	Ms Rachel Hurst., 21A Stafford Street Edinburgh EH3 7BJ	Local Delegated Decision	WITHDRAWN	25 March 2026
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Community Council: West End (pre 28 March 2025)

25/02035/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at 21A Royal Crescent Broughton Edinburgh EH3 6QA	Mrs Yvonne Jamieson., 21A Royal Crescent Edinburgh EH3 6QA	Local Delegated Decision	WITHDRAWN	23 March 2026
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Community Council: New Town/Broughton (pre 28 March 2025)

[Wards](#)

Ward No. B12 – Leith Walk

26/00474/FUL (Planning Permission)	Extended adjacent dormers on 29 & 30 Waverley Place. at 29 Waverley Place Edinburgh EH7 5SA	Mr Andreas Lang., 29 Waverley Place Edinburgh EH7 5SA	Local Delegated Decision	GRANTED	27 March 2026
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Community Council: Leith Central

26/00292/FUL (Planning Permission)	Extend roof to front to form additional bedroom and en suite shower room (renewal of lapsed consent Ref No 20/04079/FUL dated 02.11.20). at Flat 9 21 Dunedin Street Warriston Edinburgh EH7 4JG	Mr Stephen Smith., 21-9 Dunedin Street Edinburgh EH7 4JG	Local Delegated Decision	GRANTED	24 March 2026
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Community Council: New Town + Broughton

26/00161/FUL (Planning Permission)	Proposed shop alterations including shop front, internal layout and signage. at 244 Leith Walk Edinburgh EH6 5EL	Mr Haysam Khan Sarwani., 244 Leith Walk Edinburgh EH6 5EL	Delegated Decision	WITHDRAWN	26 March 2026
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Community Council: Leith Central

25/04539/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short-term let accommodation. at 1F3 98 Montgomery Street Edinburgh EH7 5HE	Gary Dunbar., 26 Lakes Lane Beaconsfield Buckinghamshire HP9 2LB	Committee Decision	REFUSED	25 March 2026
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Community Council: Leith Central

25/03843/FULS TL (Planning Permission STL)	Change of use from residential flat to STL (retrospective). at PF3 42 Buchanan Street Leith Edinburgh EH6 8RF	Miss Anna Wemyss., 127A Stephendale Road London SW6 2PS	Committee Decision	REFUSED	25 March 2026
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Community Council: Leith Central

25/03800/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short-term let accommodation. at 47 Lorne Street Edinburgh EH6 8QJ	L V Properties., 47 Lorne Street Edinburgh UK EH6 8QJ	Local Delegated Decision	WITHDRAWN	24 March 2026
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Community Council: Leith Central

25/03780/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at 2F1 110 East Claremont Street Broughton Edinburgh EH7 4JZ	Mr Ian Lennen., 2F1 110 East Claremont Street Broughton Edinburgh EH7 4JZ	Local Delegated Decision	WITHDRAWN	23 March 2026
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Community Council: New Town + Broughton

25/03581/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at 1F2 5 Edina Place Leith Edinburgh EH7 5RN	Ms Nicola Ellis., 5 1F2 Edina Place Edinburgh EH7 5RN	Local Delegated Decision	WITHDRAWN	23 March 2026
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Community Council: Leith Central

25/02537/FULS TL (Planning Permission STL)	Change of use from residential flat to STL (retrospective). at Flat 15 159 Broughton Road Warriston Edinburgh EH7 4QH	Edinburgh Stays Ltd., FAO: Mr William Wilson 40 Logie Green Road Edinburgh EH7 4HD	Local Delegated Decision	WITHDRAWN	25 March 2026
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Community Council: New Town/Broughton (pre 28 March 2025)

25/01127/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at 1F4 30 Balfour Street Edinburgh EH6 5EP	BOS Property Limited., 30 1F4, Balfour Street Edinburgh EH6 5EP	Local Delegated Decision	WITHDRAWN	23 March 2026
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Community Council: Leith Central

[Wards](#)

Ward No. B13 – Leith

26/00374/TELE (Prior Approval)	Prior approval for the siting of a 20m monopole with antennas on a Wrap-Around Cabinet; 5 equipment cabinets and all ancillary development. at Proposed Telecoms Apparatus 50 Metres West Of 25 North Leith Sands Edinburgh	EE UK Ltd & Hutchison 3G UK Ltd., Thames Tower Station Road Reading RG1 1LX	Delegated Decision	GRANTED	26 March 2026
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Community Council: Leith Harbour + Newhaven

25/05732/CON (Conservation Area Consent)	Complete Demolition in a Conservation Area. at Land 30 Metres South Of 26 Tolbooth Wynd Edinburgh	City Of Edinburgh Council., FAO: Ruth Bradford Waverley Court 4 East Market Street Edinburgh EH8 8BG	Committee Decision	GRANTED	25 March 2026
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Community Council: Leith Harbour + Newhaven

25/02656/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short-term let accommodation. at Flat 6 79 Shore Edinburgh EH6 6RG	Maureen Niven., Flat 6 79 Shore Edinburgh EH6 6RG	Local Delegated Decision	WITHDRAWN	25 March 2026
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Community Council: Leith Harbour And Newhaven

25/00375/FUL (Planning Permission)	Section 42 application to amend Condition 1 of 16/03011/FUL to allow full cooking to take place through the installation of a ventilation system and associated alterations. at 1 Coalhill Edinburgh EH6 6RH	CRGL Ltd., 48 Jessie Street Glasgow G42 0PG	Committee Decision	GRANTED	25 March 2026
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Community Council: Leith Harbour And Newhaven

[Wards](#)

Ward No. B14 – Craigentenny/Duddingston

25/04537/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short-term let accommodation. at Flat 2 3 Loaning Mills Edinburgh EH7 6LL	Scottish Stays., FAO: Pier Rovella 40 Logie Green Road Edinburgh EH7 4HD	Local Delegated Decision	WITHDRAWN	25 March 2026
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Community Council: Craigentenny + Meadowbank

25/03785/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at 1F3 16 Marionville Road Edinburgh EH7 5TX	Mr Valentino Volante., 1F3 16 Marionville Road Edinburgh EH7 5TX	Local Delegated Decision	WITHDRAWN	24 March 2026
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Community Council: Craigentenny + Meadowbank

[Wards](#)

Ward No. B15 – Southside/Newington

26/0214/TCO (Treework Within a Conservation Area)	T1 Holly - remove, T2 Cypress - Remove, T3 Rowan - Remove at 38C Dick Place Grange Edinburgh EH9 2JB	Mr Cassian Battistini., 38C Dick Place Grange Edinburgh EH9 2JB	Delegated Decision	NOT MAKE A TREE PRESERVATION ORDER	25 March 2026
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Community Council: Marchmont + Sciennes

26/0194/TCO (Treework Within a Conservation Area)	T1 Lime - remove 2 lowest limbs back to main trunk., T2 Sorbus - crown reduce all over by up to 1.5m., T3 Cherry - crown reduce all over by up to 1.5m, T4 Cherry - crown reduce all over by up to 1.5m., T5 Holly - crown lift to 2m from ground level at 16 Mayfield Terrace Newington Edinburgh EH9 1SA	Mr David., 16 Mayfield Terrace Newington Edinburgh EH9 1SA	Delegated Decision	NOT MAKE A TREE PRESERVATION ORDER	25 March 2026
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Community Council: Grange + Prestonfield

26/00613/LBC (Listed Building Consent)	Repair of existing stone boundary wall following the demolition of an existing single storey building on site. at 6 Cowan's Close Newington Edinburgh EH8 9HF	City Of Edinburgh Council., FAO:Mr David Robertson Waverley Court East Market Street Edinburgh EH8 8BG	Delegated Decision	GRANTED	24 March 2026
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Community Council: Southside

26/00512/FUL (Planning Permission)	Change of use from class 1A to class 3. at 207 Pleasance Newington Edinburgh EH8 9RU	Mrs Natalie Hunter Rai., 207 Pleasance Newington Edinburgh EH8 9RU	Local Delegated Decision	GRANTED	26 March 2026
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Community Council: Southside

26/00491/FUL (Planning Permission)	Form garden room and shed. at 24 Kirkhill Road Prestonfield Edinburgh EH16 5DD	Ms Alison Cosh., 24 Kirkhill Road Edinburgh EH16 5DD	Local Delegated Decision	GRANTED	24 March 2026
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Community Council: Grange + Prestonfield

26/00360/FUL (Planning Permission)	Attic conversion including new dormer windows to front and rear elevations. at 116 Findhorn Place Grange Edinburgh EH9 2PB	Ms And Mr Kerry And Mark Scobie., 116 Findhorn Place Grange Edinburgh EH9 2PB	Local Delegated Decision	GRANTED	25 March 2026
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Community Council: Grange + Prestonfield

26/00296/FUL (Planning Permission)	Loft conversion with front and rear dormers. Freestanding Air Source Heat Pump. Roof mounted PV panels. Internal alterations and associated changes to window and door openings. at 15 Observatory Road Blackford Edinburgh EH9 3HE	Mr Richard Copeland., 15 Observatory Road Edinburgh UK EH9 3HE	Local Delegated Decision	GRANTED	27 March 2026
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Community Council: Grange + Prestonfield

25/06594/FUL (Planning Permission)	New canopy and wall mounted lights. Reposition signage. (AS AMENDED) at Churchill House 5 Richmond Place Edinburgh EH8 9ST	The University Of Edinburgh., Old College South Bridge Edinburgh EH8 9YL	Local Delegated Decision	GRANTED	26 March 2026
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Community Council: Southside

25/06526/FUL (Planning Permission)	Remove existing rear extension and form new two storey rear extension to create living accommodation for owners. at 29 Craigmillar Park Edinburgh EH16 5PE	Mrs Cath Gallacher., The Alba House 29 Craigmillar Park Edinburgh EH16 5PE	Local Delegated Decision	GRANTED	27 March 2026
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Community Council: Grange + Prestonfield

25/04488/FUL (Planning Permission)	Demolition of existing building and erection of purpose-built student accommodation with landscaping, infrastructure, access, and associated works. at 140 Causewayside Edinburgh EH9 1PR	Balfour Beatty Investments Limited., Focus Point 21 Caledonian Road London N1 9GB	Committee Decision	GRANTED WITH LEGAL AGREEMENT	23 March 2026
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Community Council: Grange + Prestonfield

25/03714/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short-term let accommodation. at Flat 5 108 Nicolson Street Edinburgh EH8 9EJ	Wojciech & Marina Herchel., Flat 5 108 Nicolson Street Edinburgh EH8 9EJ	Local Delegated Decision	WITHDRAWN	24 March 2026
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Community Council: Southside

25/03608/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at 17A Montague Street Edinburgh EH8 9QT	Lloyd Dignan., 17A Montague Street Edinburgh EH8 9QT	Local Delegated Decision	WITHDRAWN	24 March 2026
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Community Council: Southside (pre 28 March 2025)

[Wards](#)

Ward No. B16 – Liberton/Gilmerton

26/00240/FUL (Planning Permission)	Demolish existing garage and construct single storey side extension; Form new dormer window to rear; Install velux cabrio roof lights to front pitch of existing roof; Alter rear window to fit new concertina doors and replace all windows and doors.(as amended) at 7 Leadervale Road Alnwickhill Edinburgh EH16 6PB	Mr Kevin Edwards., 7 Leadervale Road Edinburgh EH16 6PB	Local Delegated Decision	GRANTED	26 March 2026
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Community Council: Liberton + District

26/0008/TPO (Treework)	Beech tree removal to stump level. at Woodland Mortonhall Park Gardens Mortonhall Edinburgh	Mortonhall Park Residents Association., 22 Mortonhall Park Gardens Edinburgh EH17 8SP	Delegated Decision	GRANTED	25 March 2026
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Community Council: Liberton + District

25/06137/FUL (Planning Permission)	Demolition of existing garage to side of building. Construction of 2 storey extension to side of previously approved nursery (Not developed / connected to existing adjacent nursery as yet). Extension to extend past rear of existing building, with raised platt and steps formed to rear, to provide access to rear garden. (AS AMENDED) at 53 Liberton Gardens Alnwickhill Edinburgh EH16 6JT	Carebears Nursery Ltd., 55 Liberton Gardens Edinburgh EH16 6JT	Local Delegated Decision	GRANTED	26 March 2026
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Community Council: Liberton + District

Ward No. B17 – Portobello/Craigmillar

26/00475/LBC (Listed Building Consent)	Replacement of existing single glazed sashes on a like-for-like basis with new sashes, custom-fitted with IGU's. All historical detail to be matched / reinstated. Existing cases to be refurbished in situ. at 1F2 52 Bath Street Portobello West Edinburgh EH15 1HF	Ms Lindsay Souter., 1F2 52 Bath Street Edinburgh EH15 1HF	Delegated Decision	GRANTED	24 March 2026
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Community Council: Portobello (Inactive)

25/06448/FUL (Planning Permission)	Formation of driveway and installation of EV charger. at 63 Argyle Crescent Edinburgh EH15 2QE	Ms Kate Charter., 63 Argyle Crescent Edinburgh EH15 2QE	Local Delegated Decision	REFUSED	24 March 2026
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Community Council: Portobello (Inactive)

25/03690/FULS TL (Planning Permission STL)	Retrospective change of use of premises to short term let accommodation. at 1 Eastfield Edinburgh EH15 2PW	Custom Projects Limited., 1 Eastfield Edinburgh EH15 2PW	Committee Decision	REFUSED	25 March 2026
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Community Council: Portobello (Inactive)