

EAST AYRSHIRE COUNCIL**SOUTHERN LOCAL PLANNING COMMITTEE****MINUTES OF MEETING HELD ON FRIDAY 25 FEBRUARY 2005 AT 1000 HOURS
IN AUCHINLECK COMMUNITY CENTRE, WELL ROAD, AUCHINLECK**

PRESENT: Councillors Neil McGhee, Eric Jackson, George Smith, Jimmy Kelly, Tommy Farrell, William Menzies, William Crawford, Eric Ross, Elaine Dinwoodie and Elaine Stewart.

ATTENDING: Hugh Melvin, Principal Planning Officer; Nicola Monroe, Senior Planning Officer; Craig Young, Solicitor; and Stuart Nelson, Administrative Officer.

APOLOGY: Councillor Jimmy Carmichael.

CHAIR: Councillor Neil McGhee, Chair.

ITEM WITHDRAWN

1. The Administrative Officer reported, and it was noted, that Application No 04/0509/LB: Proposed demolition of building at Auchinleck Primary School, School Road, Auchinleck, by Auchinleck Business Centre, had been withdrawn from the Agenda.

2. **APPLICATION NO 04/0957/FL: THE TRUSTEES OF THE LATE R W McINTYRE: SORN STABLES, SORN ESTATE, SORN**

There was submitted an executive summary sheet and report dated 13 February 2005 (both circulated) by the Head of Planning, Development and Building Standards on a full planning application for the proposed change of use of attic space of an existing garage to form a new flatted dwellinghouse at Sorn Stables, Sorn Estate, Sorn.

The Senior Planning Officer reported that one letter of objection from two third parties had been received, details of which were contained within the report; summarised the planning considerations in respect of the application; and gave the recommendation of the Head of Planning, Development and Building Standards: Approval, subject to the condition, and for the reason, detailed in the report.

No Hearing took place as the objectors were not present or represented.

It was agreed to approve the application subject to the condition, and for the reason, detailed in the report.

3. **APPLICATION NO 04/1202/FL AND APPLICATION NO 04/1274/LB: MR J WHITESIDE: CRAIGHEAD INN, GLAISNOCK STREET, CUMNOCK**

- 3.1 **HEARING PROCEDURE**

The Administrative Officer established that the Hearing Procedure was understood by all participants.

- 3.2 **CONSIDERATION AND DETERMINATION OF APPLICATION**

There was submitted an executive summary sheet and report dated 14 February 2005 (both circulated) by the Head of Planning, Development and Building Standards

on a full planning application and a listed building consent application for the proposed demolition of an existing toilet block and disused store and extension to form a new extended lounge area and toilet block at the Craighead Inn, Glaisnock Street, Cumnock.

3.2.1 Consideration of Item

The Principal Planning Officer reported that two letters of objection had been received, details of which were contained within the report; summarised the planning considerations in respect of the applications; and gave the recommendation of the Head of Planning, Development and Building Standards: (a) approval of application no 04/1202/FL subject to the conditions, and for the reasons, detailed in the report; and (b) approval of application no 04/1274/LB subject to the conditions, and for the reasons, detailed in the report.

3.2.2 Planning Hearing

The Committee heard Mr Colin Doherty, objector, in support of the objections submitted by Mrs Barbara Taylor and himself.

The applicant was not present or represented.

3.2.3 Determination of Application

It was agreed (a) to approve application no 04/1202/FL subject to the conditions, and for the reasons, detailed in the report; and (b) to approve application no 04/1274/LB subject to the conditions, and for the reasons, detailed in the report.

4. APPLICATION NO 04/1171/FL: EVELYN MEIKLE AND SCOTT HENDERSON: LOWN HADDIN, SORN

There was submitted an executive summary sheet and report dated 14 February 2005 (both circulated) by the Head of Planning, Development and Building Standards on a full planning application for the proposed removal of Condition 3 in relation to planning application no 03/0107/FL and extension of Condition 1 at Lown Haddin, Sorn.

The Principal Planning Officer reported that one objection had been received, details of which were contained within the report subject to amendment to Paragraph 4.6 to read as follows, namely:- "If the Planning Department find the proposed relocation of the caravan/hut to be a reasonable compromise then I have no problem with the period of time granted in terms of an extension to the time allowed on site. I accept the movement of the caravan/hut will create some additional short term work for Mr Henderson (the applicant) but perhaps this could be seen as reasonable in exchange for a longer time permitted on site? If the Planning Department does not accept my proposed relocation of the caravan/hut then I would ask that any time extension granted be as short as seems fair and reasonable to all parties. I also seek assurance that both the caravan and hut will be removed from site as soon as any such time extension elapses"; summarised the planning considerations in respect of the application; and gave the recommendation of the Head of Planning, Development and Building Standards: Approval, with the conditions, and for the reasons, detailed in the report, subject to amendment to Condition (1) to read as follows, namely:- "The residential caravan and ancillary wooden structure which is in situ is hereby approved for a period of eighteen months from the date of this consent. After this time the caravan and ancillary wooden structure shall be completely removed from the site

and the site reinstated to its former condition to the satisfaction of the Planning Authority; REASON: The static caravan and ancillary wooden structure are only permitted to enable the developer to oversee the works on site”.

No Hearing took place as the objector was not present or represented.

It was agreed to approve the application subject to the conditions, and for the reasons, detailed in the report, as amended.

5. APPLICATION NO 04/1248/FL: AUCHINLECK COMMUNITY DEVELOPMENT INITIATIVE: 22-28 AIRD AVENUE, AUCHINLECK

5.1 Declaration of Interest

Councillor McGhee declared a non financial interest in this item of business and took no part in the consideration or determination of the application.

5.2 Appointment of Chair

Councillor McGhee vacated the Chair in favour of Councillor Kelly.

5.3 Consideration of Application

There was submitted an executive summary sheet and report dated 11 February 2005 (both circulated) by the Head of Planning, Development and Building Standards on a full planning application for proposed polycarbonate clad growing domes and storage containers within a two metre high perimeter railing at 22-28 Aird Avenue, Auchinleck.

The Senior Planning Officer reported that one objection had been received, details of which were contained within the report; summarised the planning considerations in respect of the application; and gave the recommendation of the Head of Planning, Development and Building Standards: Approval, subject to the conditions, and for the reasons, detailed in the report.

No Hearing took place as the objector was not present or represented.

5.4 Determination of Application

It was agreed to approve the application subject to the conditions, and for the reasons, detailed in the report.

6. APPLICATION NO 04/1215/FL: THE SCOTTISH COAL COMPANY LIMITED: FORMER AUCHINLECK TO CRONBERRY RAILWAY LINE

6.1 Appointment of Chair

Councillor Kelly vacated the Chair in favour of Councillor McGhee.

6.2 Declarations of Interest

Councillors Jackson and Menzies each declared a financial interest in this item of business and left the meeting at this point.

6.3 Consideration of Item

There was submitted an executive summary sheet and report dated 13 February 2005 (both circulated) by the Head of Planning, Development and Building Standards on a full planning application for the proposed demolition and reconstruction of bridge structures, construction of a new access from the A70 road to a proposed new coal

loading facility and the construction of a new farm access crossing to the proposed railway at Fore Rogerton Farm, on the former Auchinleck to Cronberry railway line.

The Principal Planning Officer reported that no objections had been received; summarised the planning considerations in respect of the application; and gave the recommendation of the Head of Planning, Development and Building Standards: Approval, subject to the conditions, and for the reasons, detailed in the report.

6.4 Determination of Application

It was agreed to approve the application subject to the conditions, and for the reasons, detailed in the report.

Councillors Jackson and Menzies re-joined the meeting following determination of this item.

7. APPLICATION NO 04/1034/FL: MR JAMES WADDELL: 123 MAIN STREET, AUCHINLECK

There was submitted an executive summary sheet and report dated 11 February 2005 (both circulated) by the Head of Planning, Development and Building Standards on a full planning application for the proposed erection of two shop units with a flatted dwelling over at 123 Main Street, Auchinleck.

The Principal Planning Officer reported that no objections had been received; summarised the planning considerations in respect of the application; and gave the recommendation of the Head of Planning, Development and Building Standards: Approval, subject to the conditions, and for the reasons, detailed in the report.

It was agreed to continue consideration of this application to the next meeting in order to enable a site visit to take place.

8. APPLICATION NO 04/0961/OL: MR AND MRS MANDERSON: LAND AT SPRINGFIELD, RIGG ROAD, CUMNOCK

There was submitted an executive summary sheet and report dated 11 February 2005 (both circulated) by the Head of Planning, Development and Building Standards on an outline planning application for the proposed erection of a dwellinghouse on land at Springfield, Rigg Road, Cumnock.

The Senior Planning Officer reported that no objections had been received; summarised the planning considerations in respect of the application; and gave the recommendation of the Head of Planning, Development and Building Standards: Refusal, for the reasons detailed in the report.

It was agreed to refuse the application for the reasons detailed in the report.

9. APPLICATION NO 04/0926/OL: ANDREW GALLOWAY AND YVONNE HASTIE: WESTHILLHEAD COTTAGE, MAUCHLINE

There was submitted an executive summary sheet and report dated 11 February 2005 (both circulated) by the Head of Planning, Development and Building Standards on an outline planning application for the proposed erection of a single dwellinghouse at Westhillhead Cottage, Mauchline.

The Senior Planning Officer reported that no objections had been received; summarised the planning considerations in respect of the application; and gave the

recommendation of the Head of Planning, Development and Building Standards: Refusal, for the reasons detailed in the report.

Councillor Jackson, seconded by Councillor Kelly, moved that this application be referred to the Development Services Committee with a recommendation for approval (i) since the proposed development site lies within the curtilage of an existing residential property and therefore is unlikely to have a future use as agricultural land; (ii) since the proposed development would consolidate a grouping of residential properties comprising the existing Westhillhead Cottage and another proposed residential development at the former Water Works building, for which planning permission has already been granted; and (iii) in view of the close proximity of the development site to the settlement boundary of Mauchline, such that the proposed development would represent an acceptable departure from the provisions of Policy G5 of the Ayrshire Joint Structure Plan and Policy RES13 of the East Ayrshire Local Plan.

Councillor McGhee, seconded by Councillor Ross, moved as an amendment that the application be refused for the reasons detailed in the report.

On a division by a show of hands, the motion was carried by 6 votes to 4.

The meeting terminated at 1042 hours.