

EAST AYRSHIRE COUNCIL

CENTRAL LOCAL PLANNING COMMITTEE: 13 OCTOBER 2000

**00/0601/FL: PROPOSED ERECTION OF FENCE
AT GROUND AT MOORFIELD INDUSTRIAL ESTATE, KILMARNOCK
BY BILLY BOWIE**

EXECUTIVE SUMMARY SHEET

1. DEVELOPMENT DESCRIPTION

1.2 The proposal involves the erection of a fence to the East of industrial units occupied by Coldstore Packaging and George Lindsay Rentals Ltd. Nine metre wide gates are also proposed in the site boundary. The fencing proposed will be 2.44 metres in height and will be a palisade industrial steel fence. The fence is proposed to be coloured yellow. The fence will be erected along the access road to the industrial unit and will be attached to the rear fencing which was previously approved under the Planning consent No: 00/0291/FL for the parking and operation of HGV vehicles and their maintenance. The erection of this additional fencing will help to enclose the area for the storage of HGV vehicles.

2. RECOMMENDATION

2.1 The application should be approved.

3. SUMMARY OF ANALYSIS

3.1 The proposed development does not conflict with the policies of the East Ayrshire Local Plan Finalised Version. The design and location of the proposed fencing will be in keeping with the industrial nature of the area. This present application provides an acceptable extension to the fencing approved under the Planning Consent No: 00/0291/FL. The use of yellow colour fencing is considered acceptable due to its location to the rear of the industrial estate and planning consent has been previously approved for the parking of yellow HGV vehicles on the associated site. The re-location of the access gates is acceptable

**Alan Neish
Head of Planning and Building Control**

Note: This document combines key sections of the associated report for quick reference and should not in itself be considered as having been the basis for recommendation preparation or decision making by the Planning Authority.

EAST AYRSHIRE COUNCIL

CENTRAL LOCAL PLANNING COMMITTEE: 13 OCTOBER 2000

**00/0601/FL: PROPOSED ERECTION OF FENCE
AT GROUND AT MOORFIELD INDUSTRIAL ESTATE, KILMARNOCK
BY BILLY BOWIE**

Report by Head of Planning and Building Control

1. PURPOSE OF REPORT

1.1 The purpose of this report is to present for determination a full planning application which is to be considered by the Local Planning Committee as it is subject to objection.

2. APPLICATION DETAILS

2.1 **Site Description:** The application site is the perimeter of industrial units located to the rear of Moorfield Industrial Estate. The site is surrounded by the A71 to the North, Moorfield Roundabout to the East, other industrial units to the South and the area previously approved on 02 June 2000 for the parking of HGV vehicles operated by the applicant.

2.2 **Proposed Development:** The proposal involves the erection of a fence to the East of industrial units occupied by Coldstore Packaging and George Lindsay Rentals Ltd. Nine metre wide gates are also proposed in the site boundary. The fencing proposed will be 2.44 metres in height and will be a palisade industrial steel fence. The fence is proposed to be coloured yellow. The fence will be erected along the access road to the industrial unit and will be attached to the rear fencing which was previously approved under the Planning consent No: 00/0291/FL for the parking and operation of HGV vehicles and their maintenance. The erection of this additional fencing will help to enclose the area for the storage of HGV vehicles.

3. CONSULTATIONS AND ISSUES RAISED

3.1 East Ayrshire Council Roads Division and the Coal Authority have no adverse comments to make regarding the proposed development.

Noted.

3.2 Grange/Howard Community Council have no objections to the proposed construction of the fence but objections were raised concerning the colour proposed, ie yellow. It is considered in the absence of any landscaping or screening that a construction of this colour would not be compatible with the surrounding environment. It could also be distracting to passing traffic near to a busy roundabout. They request that the suggested colour be amended to one more in keeping with the natural surroundings, ie green, brown, grey or plain galvanised.

There have been discussions with the applicant's agent regarding the colour of the fence. They have stated that the colour of yellow has been selected as this is the colour of the tankers which have been granted planning consent to park in the adjacent area. It is considered that as the fence is located to the rear of Moorfield Industrial Estate and will not be readily visible from the surrounding roads, use of a yellow colour for the fence would be acceptable in this instance.

4. REPRESENTATIONS

4.1 There is one letter of objection from Grange/Howard Community Council as detailed in Section 3.2 of the report.

5. DEVELOPMENT PLAN STATUS

5.1 The relevant policy document is the East Ayrshire Local Plan Finalised Version and the site is located in an area affected by industrial policies. There are no policies or guidance specific to this application.

The determination of this application will revolve around consideration of the visual consequences of the development proceeding, there being no relevant policy guidance.

6. OTHER PLANNING CONSIDERATIONS

6.1 Planning History: 00/0291/FL: Change of Use from General Industrial Use to Site for parking of heavy goods vehicles, operating vehicles from site, erection of fence, gates, alterations to roadway, hardstandings, security modular building approved on 02 June 2000.

This present application essentially amends the previous consent by extending the fence line to the East of industrial units occupied by Coldstore Packaging and George Linsay Rental Ltd and re-locating the access gates.

7. FINANCIAL AND LEGAL IMPLICATIONS

7.1 There are no legal or financial implications for the Council in the determination of this application.

8. CONCLUSIONS

8.1 The proposed development does not conflict with the policies of the East Ayrshire Local Plan Finalised Version. The design and location of the proposed fencing will be in keeping with the industrial nature of the area. This present application provides an acceptable extension to the fencing approved under the Planning Consent No: 00/0291/FL. The use of yellow colour fencing is considered acceptable due to its location to the rear of the industrial estate and planning consent has been previously approved for the parking of yellow HGV vehicles on the associated site. The re-location of the access gates is acceptable

9. RECOMMENDATION

9.1 **The application should be approved.**

Alan Neish
Head of Planning and Building Control

04 October 2000
(PC/MMM)

FV/DVM

LIST OF BACKGROUND PAPERS

1. Application Form and Plans.
2. Statutory Notices/Certificates.
3. Consultation Replies.
4. Letter of Objection.
5. Planning Application No: 00/0291/FL.

Anyone wishing to inspect the above papers please contact Pamela Clifford on 01563 576772.

Implementation Officer: Dave Morris

EAST AYRSHIRE COUNCIL
TOWN & COUNTRY PLANNING (SCOTLAND) ACT 1997

00/0601/FL

Site of Proposal:	Ground at Moorfield Industrial Estate KILMARNOCK
Natural of Proposal:	Proposed Erection of Fence
Name & Address of Applicant:	Billy Bowie Tanker Services East Pokelly Farm STEWARTON Ayrshire KA3 5HU
Name & Address of Agent:	W I Munro Chartered Architects 1 Seaford Street KILMARNOCK KA1 2BZ

DPOs Reference: PC/MMM

The above FULL application should be granted.

000601FL

**DUE TO ORDNANCE SURVEY REGULATIONS AND COPYRIGHT
THE MAP IS AVAILABLE FOR VIEWING AT THE COUNCIL'S
PLANNING OFFICE IN KILMARNOCK. FOR INFORMATION ON
VIEWING PLEASE CONTACT (01563) 576790.**

AGENDA