

EAST AYRSHIRE COUNCIL

CENTRAL LOCAL PLANNING COMMITTEE

**MINUTES OF MEETING HELD ON FRIDAY 17 MAY 2002 AT 1000 HOURS IN
THE MEETING ROOM, COUNCIL HEADQUARTERS, LONDON ROAD,
KILMARNOCK**

PRESENT: Councillors Drew McIntyre, Brian Reeves, Daniel Coffey, Willie Coffey, Douglas Reid, Lilian MacLean, John Weir, Iain Linton and Alex Walsh.

ATTENDING: Dave Morris, Development Promotion Manager; Karen McLeod, Solicitor; and Anne Marie Carr, Administrative Officer.

APOLOGIES: Councillors Alan Campbell, Jane Darnbrough and John Knapp.

CHAIR: Councillor Drew McIntyre, Chair.

CONSIDERATION OF PLANNING APPLICATIONS

PROCEDURE

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

2. **APPLICATION NO 01/0712/FL: PROPOSED ERECTION OF 14 FLATTED UNITS AT EAST NETHERTON STREET, KILMARNOCK FOR HOPE HOMES, SCOTLAND**

There was submitted an executive summary sheet and report dated 8 May 2002 (both circulated) by the Head of Planning and Building Control presenting for determination a full planning application for the erection of 14 residential flatted units within the site with associated car parking and landscaping with private open space.

- 2.1 **Consideration of Item**

The Development Promotion Manager reported that nine letters of 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 and Building Control: Approval, subject to the conditions, and for the reasons detailed, in the report.

- 2.2 **Planning Hearing**

The Committee heard Mr Andrew Wallace, Mr J Craig and Mr Brian Reeves in respect of their objections. The Committee then heard Mr Hope, Applicant in support of the application. Members asked questions of the objectors and of the applicant. The objectors and the applicant responded to the issues raised, all in accordance with the Hearing procedure.

The Chair closed the Hearing.

- 2.3 **Determination of Application**

Councillor Walsh, seconded by Councillor McIntyre moved that the application be approved, subject to the conditions, and for the reasons detailed, in the report, as amended as follows:-

- (i) subject to amendments to Conditions 5, 9 and 11 as follows:-
 - (1) expand Condition 5 to state that details of the boundary features shall be provided as approved on site prior to the occupation of any of the flats and the boundary features shall be such as to prevent ready access in either direction between the open space area and St Andrews Terrace;
 - (2) add to the reason for Condition 9 “and to ensure the peace and quiet of the area is maintained”; and
 - (3) Condition 11 - delete “unless otherwise agreed in advance with the Planning Authority”; and
- (ii) subject to incorporating an additional Condition as follows: “prior to the commencement of development, the applicant shall submit to, for approval by, the Planning Authority, details of the measures he intends to take to secure the site during the construction phase: this Condition being imposed in the interests of public safety.

Councillor Weir, seconded by Councillor D Coffey moved as an amendment that the application be refused on the grounds of residential and visual amenity.

On a division by a show of hands, the motion was carried by 4 votes to 3.

Councillor Reeves joined the meeting and Councillor Walsh left the meeting at this point.

3. APPLICATION NO 01/0797/FL: PROPOSED ERECTION OF WALL AND FENCE, FORMATION OF DRIVEWAY, 2D SAMSON AVENUE, KILMARNOCK BY MRS L EDWARDS

There was submitted an executive summary sheet and report dated 7 May 2002 (both circulated) by the Head of Planning and Building Control presenting for determination a full planning application for the erection of a driveway, wall and fencing.

3.1 Consideration of Item

The Development Promotion Manager reported that one letter of 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 and Building Control: Approval, subject to the conditions and for the reasons detailed, in the report and subject to incorporating an additional Condition stating that the proposed fence shall be 1.8 metres in height; this Condition being imposed to clarify the terms of the planning consent.

3.2 Planning Hearing

The Committee heard Mr A Risk, in respect of his objections. The Committee then heard Mrs Edwards in support of the application, in accordance with the Hearing procedure.

The Chair closed the Hearing.

3.3 Determination of Application

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

4. APPLICATION NO 01/0491/LB: PROPOSED NEW SHOP FRONT AND ERECTION OF FASCIA SIGN AND APPLICATION NO 01/0492/FL: PROPOSED NEW SHOP FRONT AT 117 KING STREET, KILMARNOCK BY BROWNING THE BAKERS

There was submitted an executive summary sheet and report dated 7 May 2002 (both circulated) by the Head of Planning and Building Control presenting for determination a listed building application for the construction of a new shop front and fascia sign and a full planning application for the construction of a new shop front.

The Development Promotion Manager reported that one letter of 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 and Building Control: 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.

It was agreed to grant the planning and listed building applications, subject to the conditions and for the reasons detailed, in the report.

5. APPLICATION NO 01/0198/FL: PROPOSED CONSTRUCTION OF 1858 SQUARE METRES (20,000 SQUARE FEET) NON-FOOD RETAIL UNIT WITHIN EXISTING RETAIL PARK AT UNITS 5/6 QUEENS DRIVE, KILMARNOCK BY DAWN DEVELOPMENT LTD

There was submitted an executive summary sheet and report dated 30 April 2002 (both circulated) by the Head of Planning and Building Control on a full planning application for the construction of a retail unit of 20,000 square feet in floor area.

The Development Promotion Manager reported that an amended floor plan had been received on 10 May 2002 and that no objections had been received in respect of this application; summarised the planning considerations in respect of the application and gave the recommendation of the Head of Planning and Building Control: Approval, subject to the conditions and for the reasons detailed, in the report as amended.

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

6. APPLICATION NO 01/0716/FL: PROPOSED CHANGE OF USE FROM EXISTING STORE TO FORM SINGLE DWELLINGHOUSE (NO. 4), SUB-DIVISION OF GARDENS (NOS. 2, 2-4 AND 6), REMOVAL OF OCCUPANCY CONDITION NO. 4 UNDER PLANNING CONSENT 97/0605/FL AT 2, 4 AND 6 NURSERY LANE, KILMARNOCK BY MR A WATSON

There was submitted an executive summary sheet and report dated 7 May 2002 (both circulated) by the Head of Planning and Building Control on a full planning application (i) to form a new dwellinghouse changing the use of the existing industrial store; (ii) to redefine the garden ground at the residential properties of 2-4 Nursery Avenue and 2 Nursery Lane to provide private space of 100m² and 87m² respectively; and (iii) to revoke Condition No. 4 on earlier planning permission granted in respect of the dwellinghouse at 2 Nursery Lane.

The Development Promotion Manager reported that no objections had been received in respect of this application; summarised the planning consideration in respect of the application and gave the recommendation of the Head of Planning and Building Control: Approval, subject to the conditions and for the reasons detailed, in the report.

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

The meeting terminated at 1137 hours.

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