

EAST AYRSHIRE COUNCIL

NORTHERN AREA LOCAL PLANNING COMMITTEE

MINUTES OF MEETING HELD ON FRIDAY 21 DECEMBER 2001 AT 1000 HOURS IN KILMAURS COMMUNITY CENTRE, EAST PARK DRIVE, KILMAURS

PRESENT: Councillors David Macrae, Brian McNeil, Kathleen Hall, Stephanie Young and Finlay MacLean.

ATTENDING: Dave Morris, Development Promotion Manager; Yvonne Nisbet, Senior Planning Officer; Karen McLeod, Solicitor; Derek Scott, Planning Officer; and Jennifer Morrison, Administrative Officer.

APOLOGIES: Councillor Ann Hay, Harry Wilson and Jim Raymond.

CHAIR: Councillor David Macrae, Chair.

CHAIR'S COMMENTS

1. The Chair reported that Item 3, Application No 01/0779/FL - G Ryan, Plot E, Old Glasgow Road, Stewarton had been withdrawn from the Agenda.

It was further reported that Councillor McNeil had requested that Item 5, Application Nos. 01/0406/FL and 01/383/LB - John Dickie Homes Ltd, Draffen Farm, Loudoun Street, Stewarton be continued to a future meeting to allow further discussion of a Section 75 Legal Agreement.

The Committee agreed this request.

HEARING PROCEDURE

2. The Chair established that the Hearing procedure was understood by all participants.

3. **APPLICATION NO 01/0262/FL: BMJ LIMITED, COCKLEBIE ROAD, STEWARTON**

There was submitted an executive summary sheet and report dated 15 November 2001 (both circulated) by the Head of Planning and Building Control on a full planning application for the proposed development of 30 flats with 12 garages, parking and amenity landscaped space at Cocklebie Road, Stewarton.

It was noted that Members of the Committee had attended a site visit in respect of this application prior to the meeting.

- 3.1 **Consideration of Item**

The Senior Planning Officer reported that 5 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.

- 3.2 **Planning Hearing**

The Committee then heard Mrs Larder in support of her objections and Mr Marshall, the applicant's representative in accordance with the Hearing procedure.

The Chair closed the Hearing.

3.3 Determination of Application

It was agreed to refuse the application on the grounds that the proposed development is considered to be too large at 3 storeys in height for the site concerned and is therefore detrimental to the visual amenity of the area.

4. APPLICATION NOS 01/0117/FL AND 01/0159/LB: MRS R B RODGER, 72 MAIN ROAD, FENWICK

There was submitted an executive summary sheet and report dated 10 December 2001 (both circulated) by the Head of Planning and Building Control on full and listed building consent applications for a proposed kitchen and conservatory extension and installation of a velux rooflight at 72 Main Road, Fenwick.

It was noted that Members of the Committee had attended a site visit in respect of this application prior to the meeting.

The Senior Planning Officer reported that 1 objection had been received in respect of the full application and 1 objection in respect of the listed building application, 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 and Building Control: Refusal of both applications for the reasons detailed in the report.

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

4.1 Adjournment/Reconvention

It was agreed to adjourn the meeting at 1032 hours to allow the Planning Officers to establish whether the applicant's representative had any new information to present on the application.

The meeting reconvened at 1037 hours with the same Members and Officers present and in attendance, having established there was no new information to be presented on the applications.

It was agreed that the applications be approved on the grounds that the proposals would not be detrimental to the character of the listed building.

5. APPLICATION NO 01/0692/LB: PLANET/TURF HOTEL LTD, 30 MAIN STREET, KILMAURS

There was submitted an executive summary sheet and report dated 4 December 2001 (both circulated) by the Head of Planning and Building Control on a listed building application for proposed internal alterations and proposed external alterations and painting of portico at Turf Hotel, 30 Main Street, Kilmaurs.

The Senior Planning Officer reported that two objections 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 an additional condition that notwithstanding the plans hereby approved, the stone doorpiece shall not be painted in the interests of visual amenity and to safeguard the character of the Listed Building.

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

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

7. TREE PRESERVATION ORDER: DUNLOP HOUSE, DUNLOP

There was submitted a report dated 11 December 2001 (circulated) by the Head of Planning and Building Control which advised the Committee about the provisional Tree Preservation Order for Dunlop House, Dunlop and sought the Committee's approval for confirmation of the Tree Preservation Order.

It was agreed:-

- (i) to instruct the Solicitor to the Council to formally confirm the Tree Preservation Order for Dunlop House, Dunlop and advertise the confirmation; and
- (ii) otherwise, to note the contents of the report.

The meeting terminated at 1045 hours.

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