

EAST AYRSHIRE COUNCIL

CENTRAL LOCAL PLANNING COMMITTEE

**MINUTES OF MEETING HELD ON FRIDAY 17 AUGUST 2001 AT 1000 HOURS IN
THE MEETING ROOM, COUNCIL HEADQUARTERS, LONDON ROAD,
KILMARNOCK**

PRESENT: Councillors Drew McIntyre, Brian Reeves, Daniel Coffey, Lilian MacLean, John Weir, Alex Walsh, Alan Campbell and Jane Darnbrough.

ATTENDING: Karen McLeod, Solicitor; Pamela Clifford, Senior Planning Officer; Anne Marie Carr, Administrative Officer; and Gillian McCann, Trainee Solicitor.

APOLOGIES: Councillors Willie Coffey, Douglas Reid and Iain Linton.

CHAIR: Councillor Drew McIntyre, Chair.

CONSIDERATION OF PLANNING APPLICATIONS

1. PROCEDURE

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

2. APPLICATION NO 01/0328/FL: PROPOSED ALTERATIONS AND EXTENSION (SINGLE STOREY) TO FORM OFFICES/STAFF ACCOMMODATION FOR EXISTING SHOP AT 55 MACPHAIL DRIVE, KILMARNOCK: MR EDGAR

There was submitted an executive summary sheet and report dated 7 August 2001 (both circulated) by the Head of Planning and Building Control for determination a full planning application for proposed alteration and extension (single storey) to form offices/staff accommodation for existing shop premises.

The Senior Planning Officer 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 following conditions, viz:- (1) The development to which this permission relates must be begun within five years from the date of this permission; (2) The proposed extension shall be finished in materials to match those of the existing building; (3) At no time shall any building material be stored on the adjacent footpath; Condition (1) being imposed to comply with Section 58 of the Town and Country Planning (Scotland) Act 1997; Condition (2) to ensure that the extension matches the external appearance of the existing building and thereby maintains the visual quality of the area; Condition (3) to allow access to MacPhail Drive and the surrounding area.

It was reported and noted that the reference to paragraph 3.7 at Section 4.1 of the report should read paragraph 3.6

No Hearing took place as no objectors were present or represented.

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

3. APPLICATION NO 01/0340/FL: PROPOSED HOUSE PLOT 6 - 82 IRVINE ROAD, CROSSHOUSE BY BALMORAL HOMES (AYRSHIRE) LTD

There was submitted an executive summary sheet and report dated 8 August 2001 (both circulated) by the Head of Planning and Building Control on a full planning application seeking consent for the erection of a one and a half storey house on plot 6 located at 82 Irvine Road, Crosshouse.

3.1 Consideration of Item

The Senior Planning Officer 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 applications; and gave the recommendation of the Head of Planning and Building Control: Approval subject to the following conditions, viz:- Condition (1) The development to which this permission relates must be begun within five years from the date of this permission; Condition (2) The proposed development shall be carried out in accordance with the application form and location plan submitted on 21 May 2001 and the amended plans submitted on 23 July 2001 and 2 August 2001; Condition (3) Notwithstanding the submitted plans, the roof tiles, render, stone and window material are hereby not approved. Details/samples of the roof tiles, render, stone and window material shall be submitted to and approved by the Planning Authority before any development commences on site; Condition (4) Notwithstanding the submitted plans details of the design and construction of all fences and walls to be erected on the site shall be submitted to and approved by the Planning Authority before any development commences on the site; Condition (5) The development hereby approved shall be undertaken without detriment to neighbouring residential properties by virtue of noise, dust or general disturbance; Condition (6) No demolition or construction work, site clearance or preparation works shall take place before 0700 hours or after 1700 hours on Mondays to Saturdays, nor at any time on Sundays; Condition (7) Prior to the commencement of any development on site and in order to compensate for inadequate junction spacing; traffic calming measures shall be implemented on the Irvine Road. Details of these measures and their location shall be submitted to and approved by the Planning Authority in consultation with the Roads Division and shall be implemented prior to the occupation of any houses; Condition (8) Prior to the commencement of any development on site and notwithstanding the submitted plans, details of the proposed method of capping the mine shaft, including full information on the design parameters to allow an independent assessment of the design to be undertaken shall be submitted to and approved by the Planning Authority and any findings shall be implemented as approved prior to the construction of the access road; Condition (1) being imposed to comply with Section 58 of the Town and Country Planning (Scotland) Act 1997; Condition (2) to ensure that the development is carried out in accordance with the approved details; Condition (3) in the interests of visual amenity; Condition (4) to allow the Planning Authority to control the design and construction of such features in the interests of visual amenity; Condition (5) in the interests of residential amenity and to prevent such established amenity being adversely affected; Condition (6) in the interests of residential amenity; Condition (7) to overcome a junction spacing inadequacy in the interests of road safety; Condition (8) to prevent the collapse of the mine shaft, which would affect the adjacent road.

3.2 Planning Hearing

The Committee heard Mr James Gilbert in support of his objections.

The applicant was present but did not address the Committee. Members had no questions for the objector therefore the hearing closed and the Members moved to determine the application all in accordance with the Hearing Procedure.

3.3 Determination of Application

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

4. APPLICATION NO 01/0310/FL: PROPOSED EXTENSION OF CARAVAN PARK AND REMOVAL OF CONDITION NO 1 OF PLANNING CONSENT NO C2355: MR P HORSEFALL

There was submitted an executive summary sheet and report dated 8 August 2001 (both circulated) by the Head of Planning and Building Control on a full planning application for full planning consent for an extension to Gatehead Caravan Park and the removal of Condition 1 of planning consent No C2355 granted on 31 March 1966.

The Senior Planning Officer reported that no letters of objection had been received in relation to the proposed development; 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 following conditions, viz:- Condition (1) The development to which this permission relates must be begun within five years from the date of this permission; Condition (2) The proposed development shall be carried out in accordance with the application form and plans submitted on 3 May 2001 as revised by the upgrading of courtyard plan received by the Planning Authority on 2 July 2001; Condition (3) Prior to the occupation of the residential caravans approved under this consent, the upgrading of the access from Main Road as approved under the upgrading of courtyard plan submitted on 2 July 2001 shall be completed to the satisfaction of the Planning Authority; Condition (4) All caravans on the site shall be static residential caravans and the site shall not be used to park static holiday caravans or touring caravans; Condition (5) No ancillary buildings or additions to the caravans shall be erected or placed on the site, unless a further application is submitted to and approved by the Planning Authority; Condition (6) No more than 14 caravans shall be stationed on the site at any one time; Condition (7) Notwithstanding the submitted plans, a road bump shall be constructed on the upgraded access road from Main Road. Details of its design and location shall be submitted to and approved by the Planning Authority and constructed on site prior to the occupation of any residential caravans approved under this consent; Condition (1) being imposed to comply with Section 58 of the Town and Country Planning (Scotland) Act 1997; Condition (2) to ensure that the development is carried out in accordance with the approved details; Condition (3) in the interests of road safety and residential amenity; Condition (4) to enable the Planning Authority to retain control over future development of the site in the interests of the amenity of the area; Condition (5) in the interest of visual amenity; Condition (6) to enable the Planning Authority to retain control over the development of the site in the interests of visual and residential amenity; Condition (7) in order to reduce the speed of vehicles using the access road.

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

The meeting terminated at 1025 hours.

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