

EAST AYRSHIRE COUNCIL

SOUTHERN LOCAL PLANNING COMMITTEE

MINUTES OF MEETING HELD ON FRIDAY 12 SEPTEMBER 2003 AT 1000 HOURS IN THE BARRHILL CENTRE, BANK AVENUE, CUMNOCK

PRESENT: Councillors Neil McGhee, George Smith, Jimmy Kelly, Tommy Farrell and Jimmy Carmichael.

ATTENDING: Hugh Melvin, Principal Planning Officer; Nicola Monroe, Senior Planning Officer; Julian Thorp, Planning Officer; Karen McLeod, Solicitor; and Stuart Nelson, Administrative Officer.

APOLOGIES: Councillors Eric Jackson, William Menzies, William Crawford, Eric Ross, Elaine Dinwoodie and Elaine Stewart.

CHAIR: Councillor Neil McGhee, Chair.

HEARING PROCEDURE

1. The Administrative Officer established that the Hearing Procedure was understood by all participants.
2. **APPLICATION NO 03/0408/FL: MR DAVID COOPER: 2 BURNGRANGE LANE, MAUCLINE**

There was submitted an executive summary sheet and report dated 27 August 2003 (both circulated) by the Head of Planning and Building Control on a full planning application for the proposed temporary removal of Condition 3 from planning consent 00/0142/FL to allow approximately 30 cases of spring water per week to be filled for marketing purposes at 2 Burngrange Lane, Mauchline.

2.1 Consideration of Item

The Principal Planning Officer advised that the applicant had not yet acquired premises at the former Ramsay and Jackson Yard, as had been indicated within Paragraph 1.3 of the executive summary sheet and Paragraph 2.5 of the report; 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 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 Agnew and Mrs Dyce, objectors, in support of their objections. Members asked questions of the objectors who responded to the issues raised, all in accordance with the Hearing Procedure.

The Committee then heard Mr Andrew Cooper, agent for the applicant, in support of the application. Members asked questions of the applicant's agent who responded to the issues raised, all in accordance with the Hearing Procedure.

The Chair closed the Hearing.

2.3 Determination of Application

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

3. APPLICATION NO 03/0220/FL: MEICHAN AND COX (BUILDING CONTRACTORS): SITE LOCATED WEST OF ARRAN DRIVE, AUCHINLECK

There was submitted an executive summary sheet and report dated 26 August 2003 (both circulated) by the Head of Planning and Building Control on a full planning application for a proposed private residential development comprising 46 detached dwellings on a site located to the west of Arran Drive, Auchinleck.

The Principal Planning Officer reported that three 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; and that the Decision Notice be withheld until the Solicitor to the Council had satisfactorily concluded a formal Agreement under Section 75 of the Town and Country Planning (Scotland) Act 1997 with the applicant regarding the matters indicated within Section 7.1 of the report.

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

It was agreed to approve the application subject to the conditions, and for the reasons, detailed in the report; and that the issue of the Decision Notice be withheld until the Solicitor to the Council had satisfactorily concluded a formal Agreement under Section 75 of the Town and Country Planning (Scotland) Act 1997 with the applicant regarding the matters indicated within Section 7.1 of the report.

4. APPLICATION NO 03/0122/OL: HOPE HOMES SCOTLAND: CRAUFURD DRIVE/TRYSTING THORN WYND, DRONGAN

There was submitted an executive summary sheet and report dated 26 August 2003 (both circulated) by the Head of Planning and Building Control on an outline planning application for a proposed housing development at Craufurd Drive/Trysting Thorn Wynd, Drongan.

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 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 objectors were not present or represented.

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

5. APPLICATION NO 03/0158/CA: MR R KYLE: THE ROYAL HOTEL, 1 GLAISNOCK STREET/2A BLACK BULL CLOSE, CUMNOCK (Item 13, Page 202, 03/07)

There was submitted an executive summary sheet and report dated 29 July 2003 (both circulated) by the Head of Planning and Building Control on an application for Conservation Area Consent for the proposed partial demolition of an upper floor

function room and other rear buildings including a ground floor bakery at the Royal Hotel, 1 Glaisnock Street/2A Black Bull Close, Cumnock.

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

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 and Building Control: Approval, subject to (i) the conditions, and for the reasons, detailed in the report; and (ii) the notification of Historic Scotland under the terms of the Listed Buildings and Buildings in Conservation Areas (Scotland) Regulations 1987.

Councillor Kelly, seconded by Councillor Farrell, moved that the application be approved subject to (i) the conditions, and for the reasons, detailed in the report; and (ii) the notification of Historic Scotland under the terms of the Listed Buildings and Buildings in Conservation Areas (Scotland) Regulations 1987.

Councillor Smith, seconded by Councillor McGhee, moved as an amendment that the application be refused on the grounds that demolition would be premature in the absence of a comprehensive assessment of the historical significance to Cumnock Town Centre of certain of the buildings proposed for demolition.

On a division by a show of hands, the amendment was carried by 3 votes to 2.

6. APPLICATION NO 03/0341/FL: D KING AND SON: PLOTS 38-64, PHASE 7, HOLMHEAD, CUMNOCK

There was submitted an executive summary sheet and report dated 31 August 2003 (both circulated) by the Head of Planning and Building Control on a full planning application for a proposed housing development comprising 27 dwellinghouses at Plots 38-64, Phase 7, Holmhead, Cumnock.

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 and Building Control: Approval, subject to the conditions, and for the reasons, detailed in the report.

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

7. APPLICATION NO 02/0888/FL: MR AND MRS YOUNG: SITE ADJACENT TO DALRICKET, NEW CUMNOCK

There was submitted an executive summary sheet and report dated 27 August 2003 (both circulated) by the Head of Planning and Building Control on a full planning application for the proposed rehabilitation of a redundant farm store to form a dwellinghouse on a site adjacent to Dalricket, New Cumnock.

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 and Building Control: Refusal, for the reasons detailed in the report.

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

8. APPLICATION NO 03/0477/FL: AIRWAVE MM02 LIMITED: DOWNIESTON FARM, PATNA

There was submitted an executive summary sheet and report dated 28 August 2003 (both circulated) by the Head of Planning and Building Control on a full planning application for the proposed installation of a 15m lattice tower with 2.6m head frame to support two microwave dishes and three antennae, a ground based equipment cabin, all surrounded by a stock-proof fence at Downieston Farm, Patna.

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 and Building Control: Approval, subject to the conditions, and for the reasons, detailed in the report.

It was agreed to approve the application subject to (i) the conditions, and for the reasons, detailed in the report; and (ii) the following additional condition, for the reason indicated, namely:- "Prior to the commencement of development the developer shall submit to and have approved by the Planning Authority, a landscaping scheme suitable for the screening of the telecommunications site hereby approved. The approved scheme shall be implemented in the first planting season following the installation of the mast and shall be maintained to the satisfaction of the Planning Authority; this condition being imposed in the interests of visual amenity".

9. APPLICATION NO 03/0502/FL: O2(UK) LIMITED: MOSSDALE FARM, DALMELLINGTON

There was submitted an executive summary sheet and report dated 26 August 2003 (both circulated) by the Head of Planning and Building Control on a full planning application for the proposed replacement of an existing tower with a 17.9m tower supporting existing antennae, installation of three boom mounted antennae, two transmission dishes together with a compound extension, equipment cabin and ancillary equipment at Mosssdale Farm, Dalmellington.

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 and Building Control: Refusal, for the reasons detailed in the report.

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

10. THE GLEN LOGAN HOUSE, SORN (PROVISIONAL) TREE PRESERVATION ORDER 2002

There was submitted a report dated 25 August 2003 (circulated) by the Head of Planning and Building Control which advised on (i) the making, serving and advertising of the Glen Logan House, Sorn (Provisional) Tree Preservation Order 2002; and (ii) preparation of a Woodland Survey Report with a view to long-term management of the estate woodland at Glen Logan by East Ayrshire Woodlands; and sought the Committee's views on whether or not the existing Provisional Tree Preservation Order should be confirmed.

It was agreed:-

- (i) in view of the terms of the report, not to confirm the Glen Logan House, Sorn (Provisional) Tree Preservation Order 2002; and

- (ii) to note comments by Councillor Smith regarding the possible existence of a right of way in the vicinity of the trees which were the subject of the Glen Logan House, Sorn (Provisional) Tree Preservation Order 2002.

The meeting terminated at 1057 hours.