

EAST AYRSHIRE COUNCIL

IRVINE VALLEY LOCAL PLANNING COMMITTEE

**MINUTES OF MEETING HELD ON WEDNESDAY 25 SEPTEMBER 1996 AT
1400 HOURS IN DARVEL TOWN HALL**

PRESENT: Councillors David Fulton, Kim Nicoll, George Turnbull and Robert McDill.

ATTENDING: Jim Bottom, Principal Planning Officer; James Lally, Senior Administrative Officer; Peter Mason, Planning Officer; and Jennifer Morrison, Administrative Officer.

APOLOGY: Councillor David Macrae.

CHAIR: Councillor David Fulton, Chair.

PLANNING APPLICATIONS

1.1 APPLICATION NO 96/0200/TP: MR P WATSON

There was submitted a report dated 11 July 1996 (circulated) by the Head of Planning and Building Control on a planning application to fell two trees to the north of Cessnock Cottage, Sorn Road, Galston, which were subject to a Tree Preservation Order.

The Principal Planning Officer 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 condition, viz:- (1) The developer shall ensure that the two trees are replaced by two new trees with a girth of 8 cm, either of the lime or rowan species. These trees shall be replaced within one year of the date of this consent, this condition being imposed in the interest of visual amenity.

It was agreed to grant the application subject to the condition and for the reason detailed.

1.2 APPLICATION NO 96/0178/OL - MR FINDLAY WHITE

There was submitted a report dated 11 September 1996 (circulated) by the Head of Planning and Building Control on an application for outline planning permission for the proposed erection of a single storey dwelling (extension of time period of previous consent) at ground at rear of 15 Orchard Street, Galston.

The Principal Planning Officer 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) In the case of the reserved matters specified below, application for approval must be made not later than the expiration of three years beginning with the date of this permission; (2) That the development to which this permission relates must be begun not later than the expiration of five years from the date of this permission or within the expiration of two years from the final approval of all reserved matters, whichever is the later; (3) The proposed development shall be carried out in accordance with the application form received on 16 March 1993 and the amended plans received by the District Planning Authority on 6 April 1993; (4) Before any development commences on the site, the

further approval of the Planning Authority shall be obtained in respect of the undermentioned matters hereby reserved, (a) the layout of the site; (b) the size, height, design and external appearance of the proposed dwellinghouse(s)/building(s); (c) the means of drainage and sewage disposal; (d) details of the access arrangements; (e) the provision for car parking; (f) the boundary walls/fences to be erected; and (g) finish site levels/floor levels; (5) Notwithstanding the submitted plans details in relation to the layout, driveway and turning area are not hereby approved and shall be reserved for further approval of the Planning Authority under Condition (4); (6) The details to be submitted under Condition (4) shall provide for a layout and design which will retain the privacy and not significantly affect the light to the gardens of adjacent properties; (7) The details to be submitted under Condition (4) shall provide for a layout where at least 70% of the plot shall be given over to garden space, including the driveway and car parking and turning area; (8) The details to be submitted under Condition (4) shall provide for a turning area and a minimum of 2 parking spaces within the site; Conditions (1) and (2) being imposed to comply with Section 39 of the Town and Country Planning (Scotland) Act 1972; Condition (3) to ensure that development is carried out in accordance with the approved details; Conditions (4) and (5) the approval is in outline only; Conditions (6) and (7) in the interest of residential amenity; and Condition (8) to ensure that adequate provision is made for car parking and turning.

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

1.3 APPLICATION NO 96/0176/FL - MR GRAHAM

There was submitted a report dated 11 September 1996 (circulated) by the Head of Planning and Building Control on an application for full planning permission for proposed conservatory at rear of property at 6 Portland Court, Hurlford.

The Principal Planning Officer 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; and (2) the proposed development shall be carried out in accordance with the application form received on 10 June 1996 and the amended plans received by the Planning Authority on 22 July 1996; Condition (1) being imposed to comply with Section 38 of the Town and Country Planning (Scotland) Act 1972; and Condition (2) to ensure that the development is carried out in accordance with the approved details.

The meeting terminated at 1405 hours.