

# RECORD OF VOTES TAKEN AT THE MEETING OF THE PLANNING COMMITTEE ON TUESDAY 19 JUNE 2018

Councillors in attendance:

David Alexander	Gary Bouse	Gordon Hughes	Laura Murtagh
Robert Bissett	William Buchanan	Adanna McCue	
Jim Blackwood	Joan Coombes	Lynn Munro	

Councillor not in attendance:- Councillors Kerr and McLuckie

<b>Agenda Item: 6</b>	<b>Subject:</b>	<b>Change of Use of First Floor Ancillary Storage Area (for Public House, Restaurant and Function Suite) to Hotel (Class 7), Extension to Bar and External Alterations at Mango Restaurant, Masonic Arms, 224 Glasgow Road, Longcroft, Bonnybridge FK4 1QP for Mango Restaurant – P/17/0783/FUL – Continuation</b>
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## **MOTION**

On the grounds that the number of parking spaces able to be provided are considered adequate, the junction is no worse than others in the area and is not considered to be unacceptable and the benefits of the proposal for tourism and business development, the Committee agree to grant planning permission subject to appropriate conditions as determined by the Director of Development Services including (1) conditions requiring the said Director to be satisfied as to information to be provided by the applicant in relation to accurate survey data at the entrance to the site and information for the car park extension, including proposed levels, construction materials and proposed boundary treatment (including the stability of the existing wall), and (2) a condition requiring the car park to be fully completed prior to the use being activated.

**Moved by: Councillor G Bouse**

**Seconded by: Councillor A McCue**

## **AMENDMENT**

The Committee refuse planning permission for the following reasons:-

- (1) The proposed development generates an additional parking requirement of 14 in-curtilage spaces which cannot be adequately provided. The application site is located at a challenging road junction, where increased vehicular movements and demand for on-street parking would have a detrimental impact on road safety and unacceptably impact upon the residential amenity of surrounding residential properties. This is contrary to policies BUS01 'Business and Tourism' and BUS04 'Business Development outwith Designated Business Areas' of the Falkirk Local Development Plan and the National Roads Development Guide (SCOTS 2015).

Informative(s):-

- (1) For the avoidance of doubt, the plan(s) to which this decision refer(s) bear our online reference number(s) 01A, 02A and 03 - 10.

**Moved by: Councillor J Coombes**

**Seconded by: Councillor L Munro**

## VOTE

### For the motion (5)

D Alexander	A McCue
G Bouse	L Murtagh
G Hughes	

### For the amendment (5)

R Bissett	J Coombes
J Blackwood	L Munro
W Buchanan	

The convener exercised his casting vote in favour of the motion.

**DECISION: Motion carried.**

<b>Agenda Item: 7</b>	<b>Subject:</b>	<b>Formation of Car Wash and Valet Centre, Including Siting of No. 2 Containers, Erection of Shelter, 2.2 Metre, High Acoustic Fence and 3 Metre High Polycarbonate Screen (Partially Retrospective) at Land to the South East of Tannery Garage, Grangemouth Road, Falkirk for Wash &amp; Valet North Ltd – P/18/0064/FUL - Continuation</b>
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### MOTION

That Committee refuse planning permission on the grounds that the car wash and valet centre would be incompatible with the established residential character and amenity of the area, contrary to policy HSG06 “Non-Residential Uses in Residential Areas” of the Falkirk Local Development Plan.

**Moved by: Councillor L Murtagh**  
**Seconded by: Councillor G Bouse**

### AMENDMENT

The Committee agree to grant planning permission subject to the following conditions and informative(s):-

- (1) The development hereby approved shall be implemented in accordance with the plan(s) itemised in the informative below and forming part of this permission unless a variation is required by a condition of the permission or a non-material variation has been agreed in writing by Falkirk Council as Planning Authority;
- (2) The development hereby approved, shall ensure that externally generated noise does not exceed 4dB above the background level when measured at any noise sensitive receptor in accordance with BS4142:2014;
- (3) The site shall not commence operation as a car wash and/or valet centre until the development is completed in accordance with the approved plans, including the erection of the acoustic fence, sound insulation and polycarbonate screen;

Reasons for the conditions above:

1. As these drawings and details constitute the approved development
- 2-3. To ensure that the occupants of adjacent premises are protected against excessive noise intrusion.

Informative(s):-

- (1) In accordance with section 58(1) of the Town and Country Planning(Scotland) Act 1997 (as amended), this permission lapses on the expiration of a period of 3 years beginning with the date on which this permission is granted unless the development to which this permission relates is begun before that expiration;
- (2) For the avoidance of doubt, the plan(s) to which this decision refer(s) bear our online reference number(s) 01 - 07 and Supporting Documents;
- (3) In the event that unexpected contamination is encountered following the commencement of development, all work on the affected part of the site shall cease. The developer shall notify the Planning Authority immediately, carry out a contaminated land assessment and undertake any necessary remediation works. Development shall not recommence without the prior written approval of the Planning Authority;
- (4) The applicant shall ensure that noisy work which is audible at the site boundary shall ONLY be conducted between the following hours:

Monday to Friday	08:00 – 19:00 Hours
Saturday	08:00 – 13:00 Hours
Sunday / Bank Holidays	No noise audible at site boundary

**Moved by: Councillor R Bissett**

**Seconded by: Councillor J Coombes**

### **VOTE**

#### **For the motion (5)**

D Alexander	A McCue
G Bouse	L Murtagh
G Hughes	

#### **For the amendment (5)**

R Bissett	J Coombes
J Blackwood	L Munro
W Buchanan	

**The convener exercised his casting vote in favour of the motion.**

**DECISION: Motion carried.**

<b>Agenda Item: 8</b>	<b>Subject:</b>	<b>Erection of Dwellinghouse at Land to the West of Rumah, Shieldhill Road, Reddingmuirhead for Mr Ashley Beaumont – P/18/0190/PPP</b>
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### **MOTION**

That Committee:-

- (1) Not hear the deputation;
- (2) Hear from the Planning Officer regarding an outline of the application;
- (3) Continue consideration of the item to allow an inspection of the site, and
- (4) Hold a hearing session at the next meeting on 15 August 2018.

**Moved by: Councillor D Alexander**

**Seconded by: Councillor L Murtagh**

## AMENDMENT

That Committee:-

- (1) Not hear the deputation, and
- (2) Continue consideration of the item to allow a combined inspection of the site and hearing session.

**Moved by: Provost W Buchanan**  
**Seconded by: Councillor L Munro**

### VOTE

#### For the motion (3)

David Alexander	Laura Murtagh
Adanna McCue	

#### For the amendment (7)

Robert Bissett	Joan Coombes
Jim Blackwood	Gordon Hughes
Gary Bouse	Lynn Munro
William Buchanan	

**DECISION: Amendment carried.**

**The amendment became the substantive motion against which the further amendment was considered.**

## FURTHER AMENDMENT

That committee:-

- (1) Not hear the deputation;
- (2) Continue consideration of the item to allow an inspection of the site, and
- (3) Hold a hearing session at the next meeting of 15 August 2018.

**Moved by: Councillor G Bouse**  
**Seconded by: Councillor G Hughes**

### VOTE

#### For the motion (6)

David Alexander	William Buchanan
Robert Bissett	Adanna McCue
Jim Blackwood	Lynn Munro

#### For the amendment (4)

Gary Bouse	Gordon Hughes
Joan Coombes	Laura Murtagh

**DECISION: Motion carried.**

## Notes

1. This voting record is subject to approval of the formal minute at the next meeting of the Planning Committee on 15 August 2018.
2. Only those items where a vote was taken are recorded here. For information about decisions reached on any other items considered at this meeting, please contact Jack Frawley, 01324 506116.