

**P21. ERECTION OF VISITOR CENTRE, INSTALLATION OF PHOTOVOLTAIC PANELS AND EXTRACT FLUE, CAR PARKING AND ASSOCIATED LANDSCAPE WORKS ON LAND TO THE NORTH OF WEST MAINS INDUSTRIAL ESTATE, THE HELIX, FALKIRK FOR FALKIRK COUNCIL - P/13/0158/FUL**

There was submitted Report (circulated) dated 21 May 2013 by the Director of Development Services on an application for full planning permission for the erection of a visitor centre, the installation of photovoltaic panels and an extract flue, car parking and associated landscape works on a site lying adjacent to the Forth and Clyde Canal to the west and the M9 motorway to the east on land to the north of West Mains Industrial Estate, the Helix, Falkirk

**AGREED** to **GRANT** planning permission, subject to the following conditions:-

- (1) Prior to the commencement of development, samples of construction materials relating to fenestration (window and curtain walling frames) cladding (aluminium and larch) and gabion baskets (including stone type) shall be submitted for the written approval of Falkirk Council as Planning Authority.
- (2) Prior to the commencement of development details and specification of all hard and soft landscaping, including samples of materials and species specification shall be submitted for the written approval of Falkirk Council as Planning Authority.
- (3) Unless otherwise agreed in writing with Falkirk Council as Planning Authority, if shown to be necessary, additional car parking shall be provided by means of an extension to the northern car parking area approved by planning permission P/11/0154/FUL, within an agreed timescale.

Reason(s):-

- (1-2) In the interest of visual amenity.
- (3) To ensure that adequate car parking is provided.

Informative(s):-

- (1) The application was submitted online, and the decision notice is issued without plans. For the avoidance of doubt, the plan(s) to which the decision refer(s) bear the online reference number(s) 01, 02, 03, 04, 05, 06A, 07A and 08A.
- (2) The applicant should have regard to controlling any noise produced by the construction and future use of the development to ensure that no noise nuisance is caused. If noise complaints were received about the development, the Environmental Health Unit would be obliged to investigate and take any necessary action if the complaints were found to be justified under Statutory Nuisance Legislation.