

APPLICATION NO:  
F/2001/0603

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**Falkirk Council**

**TOWN AND COUNTRY PLANNING (SCOTLAND) ACTS**  
***Detailed Planning Permission***

***Applicant:***

**Mr Stuart Aitken  
Wester Shieldhill  
Shieldhill  
Falkirk  
FK1 3AT**

***Agent:***

**The Murray & Murray Design Studio  
26 Springfield Drive  
Rosebank  
Falkirk  
FK1 5HP**

Reference is made to your application registered on 04 September 2001 for **Detailed Planning Permission** for the following development:

**Proposal : Erection of Livery and Equestrian Centre (Detailed)**  
**Location : Wester Shieldhill, Shieldhill, Falkirk.**

Falkirk Council, in exercise of its powers under the above mentioned Acts and Orders, hereby:

**Grants Detailed Planning Permission** for the said development in accordance with the plan(s) docquetted as relative hereto and the particulars given in the application subject, however, to the following condition(s):

- (1) The development to which this permission relates must be begun within five years from the date of this permission.
- (2) Access to the site shall be taken off Darnrigg Road via a bellmouth access, a minimum of 6 metres in width and with radii of at least 6 metres in accordance with the 'Design Guidelines and Construction Standards for Roads in the Falkirk Council Area, October 1997, as amended January 2000'.
- (3) At the proposed access to the site from Darnrigg Road there shall be no obstruction to visibility above carriageway / footway level within a visibility splay of 4.5 metres by 210 metres in both directions.
- (4) The access shall be formed so that its gradient does not exceed 1 in 10 and so that no surface water is discharged or loose material is carried onto the road.



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- (5) Before the premises are open to the public, a footway shall be provided across the frontage of the site constructed in accordance with the 'Design Guidelines and Construction Standards for Roads in the Falkirk Council Area, October 1997, as amended January 2000'.
- (6) Before the premises are open to the public, the car parking shown on the Approved Plan shall be completed.
- (7) In the event that the car parking shown on the Approved Plan is considered inadequate as defined by the Planning Authority, an overflow car park shall be formed, constructed and completed in accordance with the requirements of the Planning Authority and within a timescale to be agreed in writing with the Planning Authority.
- (8) The internal road/parking area shall be designed and constructed to cater for the servicing of the site by delivery vehicles. Turning facilities shall be provided within the site to allow vehicles to leave and enter the site in forward gear.
- (9) Notwithstanding any specification on the Approved Plans or application form and before any work is commenced on the site, a detailed external material specification shall be submitted to and approved by the Planning Authority.
- (10) Before any work is commenced on the site, a mineral investigation shall be undertaken, the results of which shall be submitted for the consideration of the Planning Authority and thereafter any recommendation duly approved shall be implemented in full.
- (11) All drainage provision shall be in accordance with the requirements of the Scottish Environment Protection Agency and evidence of such compliance shall be exhibited to the Planning Authority on demand.
- (12) Before any work is commenced on the site, details of the height, location and construction of all fences, walls and other means of enclosure shall be submitted to and approved by the Planning Authority.
- (13) Within three months of the premises being open to the public, the detailed landscaping shown on the Approved Plan (Drawing No. 002) shall be commenced and on its completion maintained in a neat and tidy condition.



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Reason(s):

- (1) To comply with Section 58 of the Town and Country Planning (Scotland) Act 1997.
- (2-8) To safeguard the interests of the users of the highway.
- (9,12,13) To safeguard the visual amenity of the area.
- (10) To ensure adequate precautions are taken in respect of mineral subsidence.
- (11) To ensure that adequate drainage is provided.

It should be understood that this permission does not carry with it any necessary consent or approval to the proposed development under other statutory enactments.

11 January 2002



Director of Development Services