

Reference No. P/16/0203/FUL



**Town and Country Planning (Scotland) Act 1997 as Amended
Issued under a Statutory Scheme of Delegation.**

Falkirk Council**Refusal of Planning Permission****Agent**

CR Smith Glaziers
FAO Sean Borthwick
Gardeners Street
Dunfermline
KY12 0RN

Applicant

Mrs Carol Carlisle
Pirnie Lodge Farm
Falkirk
FK1 3DJ

This Notice refers to your application registered on 12 April 2016 for permission in respect of the following development:-

Development Extension to Dwellinghouse at
Location Pirnie Lodge Farm, Falkirk, FK1 3DJ

The application was determined under Delegated Powers. Please see the attached guidance notes for further information, including how to request a review of the decision.

In respect of applications submitted on or after 1 January 2010, Falkirk Council does not issue paper plans. Plans referred to in the informatives below can be viewed online by inserting your application number at <http://eplanning.falkirk.gov.uk/online/>

In accordance with the plans docquetted or itemised in the attached informatives as relative hereto, Falkirk Council, in exercise of its powers under the above legislation, hereby

Refuses Detailed Planning Permission

The Council has made this decision for the following

Reason(s):

1. The proposal is considered contrary to Falkirk Local Development Plan policy HSG07 - Residential Extensions and Alterations - as the proposed materials are not sympathetic to the existing building.
2. The proposal is considered contrary to Falkirk Local Development Plan policy D09 - Listed Buildings - as the proposed materials are not in keeping with the character and appearance of the building and its setting.
3. The proposal is considered contrary to Supplementary Guidance SG16 - Listed Buildings and Unlisted Properties in Conservation Areas - which requires conservatories to be constructed in traditional materials to match those of the existing building.
4. The proposal is considered contrary to Supplementary Guidance SG03 - Residential Extensions and alterations - as the external materials and detailing do not reflect the character nor complement the existing house.

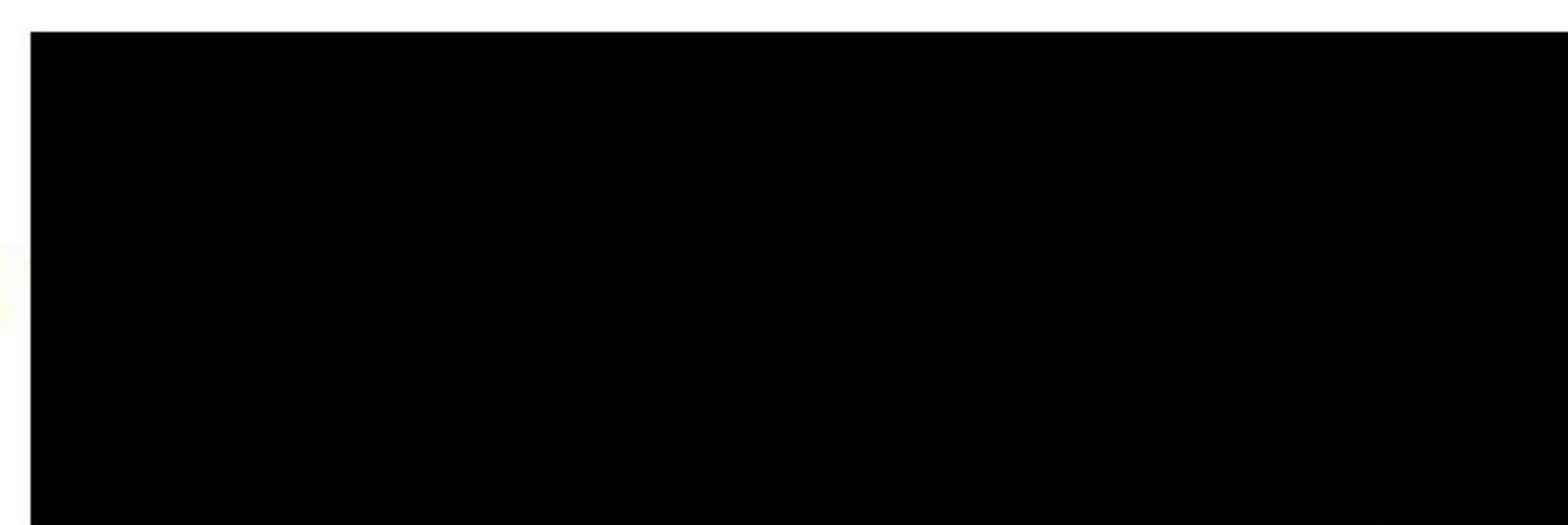
Informatives:

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

Note:

The application site does not fall within an area of coal working or former or proposed coal working notified by the Coal Authority to the planning authority. Prevailing ground conditions should, however be taken into consideration when making an application for Building Warrant.

22 July 2016



Director of Development Services

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