

**RECORD OF VOTES TAKEN AT THE MEETING OF PLANNING COMMITTEE
ON 17 November 2021**

Agenda Item No. 4	Development of Land for Residential Purposes with Associated Infrastructure at North Bank Farm, Bo'ness, EH51 9RR for Mr Henderson, - P/21/0313/PPP
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Motion

The committee agrees to continue the application for a site inspection.

Moved by: Councillor Kerr

Seconded by: Councillor McLuckie

Amendment

The committee agrees to refuse the application for planning permission in accordance with the officer's recommendations in the report.

Moved by: Councillor Murtagh

Seconded by: Councillor Bouse

A vote was taken on the motion, being a procedural motion, on a for and against basis.

VOTE ON PROCEDURAL MOTION

For (4)		Against (6)	
W Buchanan	J Kerr	D Alexander	A McCue
J Blackwood	J McLuckie	G Bouse	L Murtagh
		G Hughes	A Nimmo

Decision: The decision was taken not to continue the application for a site inspection.

The Amendment by Councillor Murtagh and seconded by Councillor Bouse then became the substantive motion on which any further amendment may be moved.

Substantive Motion

The committee agrees to refuse the application for planning permission in accordance with the officer's recommendations in the report.

Moved by: Councillor Murtagh

Seconded by: Councillor Bouse

Further Amendment

The committee considers that the following material considerations are of such weight as to indicate that the development plan should not be afforded priority:

- 1) The Committee is satisfied that an enforceable mechanism could be achieved for appropriate provision of road infrastructure and road access in accordance with the National Road Development Guide;
- 2) The Committee is satisfied that the location for development of this nature is acceptable in terms of landscape effects and visual impact;
- 3) The development would enhance the visual amenity of the area in terms of replacement development of the existing buildings;
- 4) The development would improve carbon footprint by removing redundant large agricultural buildings and replacing them with fit for purpose houses;

Accordingly, the Committee is minded to grant planning permission in principle subject to the satisfactory conclusion of a Section 75 planning obligation making provision for:-

- (1) An education contribution towards Grange Primary School;
- (2) Open Space provision; and
- (3) Affordable housing provision.

And thereafter, on the conclusion of the Section 75 planning obligation to the satisfaction of the Director of Development Services, to grant planning permission in principle subject to conditions determined by the Director of Development Services including a condition to the effect that no development shall commence until an enforceable mechanism has been put in place to secure the carrying out of road works to provide road infrastructure and road access in accordance with the National Road Development Guide.

Moved by: Councillor McLuckie
Seconded by: Councillor Kerr

VOTE

For the substantive motion (7)		For the further amendment (3)	
D Alexander	G Hughes	J Kerr	A Nimmo
Provost W Buchanan	A McCue	J McLuckie	
J Blackwood	L Murtagh		
G Bouse			

Decision: Substantive Motion carried.

Agenda Item No. 5	Extension to Dwellinghouse at 6 Hayworth Avenue, Laurieston, Falkirk, FK2 9NH for Mr Andrew Bogan - P/21/0469/FUL
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Motion

The committee agrees to refuse the application for planning permission as it is considered that the proposed development is contrary to Policy HC08 - Residential Extensions and Alterations and Supplementary Guidance SG03, as its size, scale and

design would be large in relation to its location, it would have an adverse impact on the visual amenity of the surrounding area and street scene and it would have an adverse impact on neighbouring properties in terms of overshadowing, overlooking and loss of light.

Moved by: Councillor Nimmo

Seconded by: Councillor McCue

Amendment

The committee agrees to grant the application for planning permission in accordance with the officer's recommendations in the report.

Moved by: Councillor Bouse

Seconded by: Councillor Blackwood

VOTE

For the motion (3)		For the amendment (6)	
A McCue	A Nimmo	D Alexander	G Hughes
J McLuckie		J Blackwood	J Kerr
		G Bouse	L Murtagh

Decision: Amendment carried.

Notes

1. This voting record is subject to approval of the formal minute at the meeting of 20 January 2022.
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 Karen Chambers, 01324 501441.