

FALKIRK COUNCIL

MINUTE of MEETING of the PLANNING COMMITTEE held ON SITE on THURSDAY 10 FEBRUARY 2011 commencing at 1.00 p.m.

PRESENT: Councillors Buchanan, Carleschi, Constable, Lemetti, A MacDonald (for application P/10/0589/FUL); McLuckie, McNeill (for application P/10/0608/FUL); Mahoney, C Martin (for application P/10/0587/FUL); and Nicol (for application P/10/0608/FUL).

CONVENER: Councillor Buchanan.

ATTENDING: Development Manager; Roads Development Co-ordinator; Planning Officer (K Brown) (for application P/10/0608/FUL); Planning Officer (S McClure) (for application P/10/0587/FUL); Solicitor (K Quin); and Committee Officer (A Sobieraj).

DECLARATIONS None.
OF INTEREST:

P181. ERECTION OF VETERINARY PRACTICE ON LAND TO THE SOUTH OF ASHBANK, BO'NESS ROAD, POLMONT FOR I LINE DESIGNS - P/10/0608/FUL

With reference to Minute of Meeting of the Planning Committee held on 26 January 2011 (Paragraph P173 refers), Committee gave further consideration to Report (circulated) dated 18 January 2011 on an application for full planning permission for the erection of a veterinary practice to form a one and a half storey detached building, south of Ashbank, Bo'ness Road, Polmont.

The Convener introduced the parties present.

The Planning Officer (K Brown) outlined the nature of the application.

Ms Brown, the applicant, was heard in relation to the application.

Mr Smith, the applicant's agent, was heard in relation to the application.

The Convener read out an email from Ms McCafferty, a supporter, in relation to the application.

Ms Cochrane, a supporter, was heard in relation to the application.

Mr Hannigan, a supporter, was heard in relation to the application.

Ms Hill, a supporter, was heard in relation to the application.

Mr England, a supporter, was heard in relation to the application.

The supporters highlighted the following issues:-

- The current capacity issues at the existing premises in the centre of Polmont;
- The increased convenience for customers from improved parking;
- The expansion of a local business;
- That current premises created no residential amenity concerns for immediate neighbours and was well managed;
- The provision of a good service; and
- The support for local employment.

Mr Richards, having submitted a letter of representation, was heard in relation to the application and having received clarification on issues pertaining to the application indicated no concerns relating to the application.

Mr Creech, an objector, was heard in relation to the application.

Ms Steele, an objector, was heard in relation to the application.

Ms Simpson, an objector, was heard in relation to the application.

Ms Grant, an objector, was heard in relation to the application.

Mrs Creech, an objector, was heard in relation to the application.

Mr Steele, an objector, was heard in relation to the application.

The objectors highlighted the following issues:-

- The increased traffic and speed, road safety, access and insufficient parking;
- The noise from barking dogs and traffic ;
- The increased anti social behaviour;
- The removal of trees and the impact on wildlife;
- The future use of the premises;
- The loss of privacy and residential amenity; and
- The impact on property values.

Questions were then asked by Members of the Committee.

Councillor Jackson, as local Member for the area, was heard in relation to the application.

The Convener concluded by thanking the parties for their attendance and advising that the matter would be determined by the Planning Committee on 23 February 2011.

P182. ERECTION OF DETACHED DOMESTIC GARAGE (AMENDMENT TO P/07/0364/FUL) (RETROSPECTIVE) AT CHERRYBANK, DUNMORE, FALKIRK FK2 8LY FOR MR AND MRS D COOPER - P/10/0587/FUL

With reference to Minute of Meeting of the Planning Committee held on 26 January 2011 (Paragraph P171 refers), Committee gave further consideration to Report (circulated) dated 18 January 2011 on an application for full planning permission (in retrospect) for the erection of a detached domestic garage at Cherrybank, Dunmore, Falkirk.

The Convener introduced the parties present.

The Planning Officer (S McClure) outlined the nature of the application.

Mr Hardie, the applicant's agent, was heard in relation to the application.

Mrs Cooper, the applicant, was heard in relation to the application.

Questions were then asked by Members of the Committee.

The Convener concluded by thanking the parties for their attendance and advising that the matter would be determined by the Planning Committee on 23 February 2011.

P183. SUB-DIVISION OF GARDEN GROUND AND ERECTION OF DWELLINGHOUSE AT AONACH-MOR, GLEN ROAD, TORWOOD, LARBERT FOR MR MICHAEL BLOCK – P/10/0589/PPP

With reference to Minute of Meeting of the Planning Committee held on 26 January 2011 (Paragraph P174 refers), Committee gave further consideration to Report (circulated) dated 18 January 2011 on an application for planning permission in principle for the sub-division of garden ground and the erection of a dwellinghouse at Aonach-Mor, Glen Road, Torwood, Larbert.

The Convener introduced the parties present.

The Development Manager outlined the nature of the application.

Mr Bell, the applicant's agent, was heard in relation to the application.

Members noted that no supporters within the petition were present.

Ms Dow, an objector, was heard in relation to the application.

The objections included the following issues:-

- The number of ongoing developments in the area outwith the Local Plan and housing allocation for the area;
- The site was not an infill site and appeared to be expanding the settlement by backfill;

- The precedent set for future applications;
- The impact on local infrastructure for this and other developments;
- The potential access issues to the site;
- The encroachment on the protected woodland area; and
- The existing structures on site used for commercial purposes, including the storage of excavation machinery and building materials.

Questions were then asked by Members of the Committee.

Councillor Coleman, as local Member for the area, was heard in relation to the application.

The Convener concluded by thanking the parties for their attendance and advising that the matter would be determined by the Planning Committee on 23 February 2011.