

MINUTES of MEETING of the MIDLOTHIAN COUNCIL PLANNING COMMITTEE

held in the Council Chambers, Midlothian House, Buccleuch Street, Dalkeith on Tuesday 12 June 2012 at 2.00 pm.

Present: - Councillors Thompson (Chair), Baxter, Bryant, Constable, de Vink, Imrie, Johnstone, Milligan, Montgomery, Muirhead, Pottinger, Russell and Wallace.

Apologies for Absence: - Councillors Beattie, Bennett, Boyes, Coventry and Rosie.

1. Declarations of Interest

No declarations of interest were intimated.

2. Membership and Terms of Reference

There was submitted and noted report, dated 30 May 2012, by the Director, Corporate Resources, setting out the membership and terms of reference of the Planning Committee.

3. Minutes

The Minutes of Meeting of 13 March 2012 were submitted and approved as a correct record.

4. Development Management Performance Report

With reference to paragraph 4 of the Minutes of 13 December 2011, there was submitted report, dated 6 June 2012, by the Head of Planning and Development, updating the Committee on Development Management Performance against key outcome indicators for the period October 2011 to March 2012 (Q3 and Q4).

The report identified that steady improvement in overall performance had been achieved in 2011/12 with 70% of planning applications being determined within target. This compared to 65% in 2010/11 and 55% in 2009/10. In addition to the handling of planning applications, the report also highlighted the work undertaken by the Development Management team in relation to planning appeals/reviews, enforcement of planning control, the preparation of development/design briefs and responding to a wide range of associated enquiries giving planning advice to the public and others.

The Committee heard from the Development Management Manager who responded to Members' questions. He confirmed that consultations regarding fees were currently being undertaken and that proposals for a graduated fee scale based on performance were included as part of these consultations.

Decision

- (a) To note the content of the report;

- (b) To agree to receive further development management performance reports on a six-monthly basis; and
- (c) To refer the report to the Performance, Review and Scrutiny Committee for its interest.

(Action: Head of Planning and Development/Legal & Secretariat Manager).

5. Major Developments: Applications Currently Being Assessed and Other Developments at Pre-Application Consultation Stage

With reference to paragraph 3 of the Minutes of 13 March 2012, there was submitted report, dated 6 June 2012 by the Head of Planning and Development, updating the Committee on 'major' planning applications, formal pre-application consultations by prospective applicants and the expected programme of applications due for reporting.

The Committee, having heard from the Development Management Manager, acknowledged that the intention was for 'major' planning applications which were currently being assessed to be brought forward for determination by the Committee on their individual relative merits in accordance with the prospective dates detailed in the report.

Decision

- (a) To note the current position in relation to major planning application proposals which were likely to be considered by the Committee in 2012; and
- (b) To agree to receive further updated information on the procedural progress of major applications on a regular basis.

(Action: Head of Planning and Development)

6. Appeal and Local Review Body Decisions

There was submitted report, dated 6 June 2012, by the Head of Planning and Development, detailing the notices of reviews determined by the Local Review Body (LRB), and the appeals determined by Scottish Ministers.

Appended to the report was an appeal decision notice, dated 16 April 2012, from the Scottish Government, Directorate for Planning and Environmental Appeals, upholding an appeal by Ms Lesley Oddy against the decision to refuse listed building consent (11/00830/LBC, dated 13 December 2011) for the demolition of porch and erection of conservatory at Mauldslie West Cottage, Mauldslie, Temple, Gorebridge and granting listed building consent.

Decision

- (a) To note the decisions made by the Local Review Body at its meeting on 17 April 2012; and

- (b) To note the appeal decision regarding Mauldslie West Cottage, Temple, Gorebridge.

7. Applications for Planning Permission

Applications for planning permission were dealt with as shown in the **Appendix** hereto.

The meeting terminated at 2.12 pm.

APPENDIX

(relative to paragraph 7)

1. Application for Planning Permission (12/00186/DPP) by Midlothian Council, Stobhill Depot, Newtongrange for Alterations to Roofing Materials at Lasswade Primary School, 7A Pendreich Drive, Bonnyrigg.

There was submitted report, dated 6 June 2012, by the Head of Planning and Development concerning the above application.

The Committee, having heard from the Development Management Manager, agreed that planning permission be granted for the following reason:

The proposed development is located within the built up area and, accordingly, does not conflict with Midlothian Local Plan policy RP20. The presumption in favour of development is not outweighed by any other material considerations.

subject to the following condition:

The development hereby permitted shall be begun within three years from the date of this permission. Prior to the development commencing the planning authority shall be notified in writing of the expected commencement of work date and once development on site has been completed the planning authority shall be notified of the completion of works date in writing.

(Action: Head of Planning and Development)

2. Application for Planning Permission (12/00119/DPP) by Miss H MacMurchie, 279 Cameron Crescent, Bonnyrigg for Change of Use from Public Open Space to Private Garden Ground and Erection of Fence at that address

There was submitted report, dated 6 June 2012, by the Head of Planning and Development concerning the above application.

The Committee, having heard from the Development Management Manager, agreed that planning permission be refused for the following reason:

The affected area of open space is of particular value in that it adds interest and enhances the appearance of the surrounding area providing an amenity for both residents and passersby. The proposed development would result in the loss of the visual benefits of the area of open space with a detrimental impact on the character and visual amenity of the surrounding area contrary to policies RP20 and RP30 of the Midlothian Local Plan.

(Action: Head of Planning and Development)