

MAJOR DEVELOPMENTS: APPLICATIONS CURRENTLY BEING ASSESSED AND OTHER DEVELOPMENTS AT PRE-APPLICATION CONSULTATION STAGE

Report by Head of Communities and Economy

1 PURPOSE OF REPORT

- 1.1 This report updates the Committee with regard to 'major' planning applications, formal pre-application consultations by prospective applicants, and the expected programme of applications due for reporting to the Committee.

2 BACKGROUND

- 2.1 At its meeting of 8 June 2010 the Planning Committee instructed that it be provided with updated information on the procedural progress of major applications on a regular basis.
- 2.2 The current position with regard to 'major' planning applications and formal pre-application consultations by prospective applicants is outlined in Appendices A and B attached to this report.

3 RECOMMENDATION

- 3.1 The Committee is recommended to note the major planning application proposals which are likely to be considered by the Committee in 2014.

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Background Papers: Planning Committee Report entitled 'Major Developments: Applications currently being assessed and other developments at Pre-Application Consultation stage' 8 June 2010.

APPENDIX A

MAJOR APPLICATIONS CURRENTLY BEING ASSESSED

Ref	Location	Proposal	Expected date of reporting to Committee	Comment
06/00474/OUT	Land adjacent to Rullion Road, Penicuik	Application for Planning Permission in Principle for residential development	Dependant upon receipt of amended plans from the applicant	The assessment of this application was held in abeyance at the request of the applicants following its submission pending the resolution of access/junction arrangements off the A702 with Transport Scotland and the resolution of land ownership issues. The applicant was scheduled to submit amended plans in early 2014.
06/00475/FUL	Land between Deanburn and Mauricewood Road, Penicuik	Erection of 300 dwellinghouses	Dependant upon receipt of amended plans from the applicant	The assessment of this application was held in abeyance at the request of the applicant following its submission pending the resolution of access/junction arrangements off the A702 with Transport Scotland and the resolution of land ownership issues. The applicant was scheduled to submit amended plans in early 2014.
13/00780/PPP	Land at Fordel, Dalkeith	Application for Planning Permission in Principle for residential development, erection of warehouse and extension to petrol filling station	Deferred at the Committee meeting of February 2014 until May 2014	<p>Pre-Application Consultation (13/00478/PAC) carried out by the applicants in June/July 2013.</p> <p>This application was reported to the February meeting of the Committee. The Committee deferred consideration of the application for two cycles to enable a site visit to be undertaken and to enable officers to consider possible alternative uses for the site.</p> <p>This application is reported to this meeting of the Committee</p>
13/00877/PPP	Land previously occupied by the Roslin Institute, Roslin	Application for Planning Permission in Principle for residential development	August 2014	<p>Pre-Application Consultation (13/00157/PAC) carried out by the applicants in March/April 2013.</p> <p>The assessment of this application is being held in abeyance pending the submission of additional information by the applicants.</p>

14/00044/DPP	Land at Mount Lothian, Penicuik	Erection of 9 wind turbines and associated equipment	October 2014	<p>Pre-Application Consultation (12/00658/PAC) carried out by the applicants in October/November 2012.</p> <p>Although formally a new application it is essentially a resubmission of application 13/00063/DPP which was withdrawn in May 2013.</p> <p>Arrangements for a pre determination hearing to be held in late September 2014, with reporting to the Committee in October 2014.</p> <p>The Council is awaiting a number of consultation responses from key agencies and is giving consideration to the 764 representations submitted to date.</p>
14/00178/DPP	Land 200M east of Charles Letts And Co Ltd, Dalkeith	Erection of 81 dwellinghouses	August 2014	Pre-Application Consultation (13/00716/PAC) carried out by the applicants in October/November 2013.
14/00203/DPP	Land between Pentland Burn and the A720 Edinburgh City Bypass, Old Pentland Road, Damhead	Infilling of land	August 2014	Pre-Application Consultation (13/00593/PAC) carried out by the applicants in August/September 2013.
14/00215/S42	Land at Blackcastle Farm, Tynehead, Pathhead	Application to vary a condition on a grant of planning permission to extend a temporary permission to carry out the infilling of land.	May 2014	<p>Pre-Application Consultation (11/00060/PAC) carried out by the applicants in June/July 2011 prior to the original submission of a planning application to infill the land under reference 11/00477/DPP. The applicant is not required to submit a new Pre-Application Consultation to vary a condition.</p> <p>This application is reported to this meeting of the Committee.</p>
14/00251/DPP	Housing Site S, land to the east and west of Hunterfield Road, Gorebridge	Erection of 349 dwellinghouses and associated developments. This application is partial remix of application 07/00352/FUL.	August 2014	Pre-Application Consultation (13/00614/PAC) carried out by the applicants in August/September 2013.

APPENDIX B

NOTICE OF PRE-APPLICATION CONSULTATIONS RECEIVED AND NO APPLICATION HAS BEEN SUBMITTED

Ref	Location	Proposal	Date of Receipt of PAC	Earliest Date for Receipt of Planning Application
11/00663/PAC	Land At Harvieston Farm, Powdermill Brae, Gorebridge	Residential development	27 September 2011	21/12/11 - no application yet received
13/00270/PAC	Land south of Gorton Loan, Rosewell	Residential development	08 April 2013	02/07/13 - no application yet received
13/00340/PAC	Land 160m south west of Mayshade Garden Centre, Eskbank Road, Bonnyrigg	Residential development	08 May 2013	01/08/13 - no application yet received
13/00468/PAC	Site H1, Wester Cowden, Dalkeith	Residential development	24 June 2013	17/09/13 - no application yet received
13/00522/PAC	Land north of Oak Place, Mayfield	Residential Development	18 July 2013	11/10/13 - no application yet received
13/00577/PAC	Land to north and south Of Lasswade Road, Dalkeith	Residential Development	08 August 2013	01/11/13 - no application yet received
13/00609/PAC	Housing Site B, land at Newbyres, River Gore Road, Gorebridge	Residential Development	19 August 2013	12/11/13- no application yet received
13/00649/PAC	Easthouses Public Park, Easthouses Road, Easthouses, Dalkeith	Erection of secondary school and community facilities	05 September 2013	29/12/13- no application yet received
14/00210/PAC	Land at Redheugh East, Gorebridge	Residential development	24 March 2013	17/06/14