

# Minute of Meeting

Local Review Body  
Monday 19 June 2023  
Item No 4.1



## Local Review Body

Date	Time	Venue
Monday 22 May 2023	1.00pm	Council Chambers

### Present:

Councillor Imrie (Chair)	Councillor Bowen
Councillor Cassidy	Councillor Milligan
Councillor McEwan	Councillor Smaill

### In Attendance:

Peter Arnsdorf	Planning, Sustainable Growth and Investment Manager
Janet Ritchie	Democratic Services Officer

## 1 Welcome, Introductions and Apologies

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Apologies for absence were received from Councillor Alexander, Councillor Drummond, Councillor McManus and Councillor Virgo

## 2 Order of Business

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The order of business was as outlined in the agenda previously circulated.

## 3 Declarations of interest

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No declaration of interests were received

## 4 Minute of Previous Meeting

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The Minute of the Meeting of 17 April 2023 was submitted and approved as correct record.

## 5 Reports

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### Notice of Reviews – Determination Reports by Chief Officer Place

Agenda No	Report Title	Presented by:
5.1	44 Crichton Avenue, Pathhead (22.00895.DPP)	Peter Arnsdorf
Outline of report and summary of discussion		
<p>The purpose of this report was to provide a framework for the Local Review Body (LRB) to consider a 'Notice of Review' for the erection of a porch at 44 Crichton Avenue, Pathhead.</p> <p>The Planning application 22/00895/DPP for the erection of a porch at 44 Crichton Avenue, Pathhead was refused planning permission on 18 January 2023; a copy of the decision is attached to this report.</p> <p>The Planning, Sustainable Growth and Investment Manager presented this report and advised that the review would proceed on the written submissions provided.</p> <p>The Local Review Body in discussing the proposed development and the reasons for its refusal, gave careful consideration to the design of the porch and the existing properties in the area.</p> <p>Councillor Smaill, seconded by Councillor Milligan moved to dismiss the review request and uphold the decision to refuse planning permission for the reasons as stated in the case officer's report.</p> <p>On an amendment Councillor Cassidy, seconded by Councillor Bowen moved to uphold the review request and grant planning permission subject to the condition as set out in the report.</p>		

On a vote being taken 2 Members voted for the Motion and 3 Members voted for the Amendment.

#### Decision

The Local Review Body agreed to uphold the review request and to grant planning permission for the erection of a porch at 44 Crichton Avenue, Pathhead for the following reason:

The erection and design of the porch would not have an impact upon the character of the existing house or the street scene.

Subject to the condition as set out in the report.

#### Action

Planning, Sustainable Growth and Investment Manager

Agenda No	Report Title	Presented by:
5.2	25 High Street, Bonnyrigg (22.00869.DPP)	Peter Arnsdorf
Outline of report and summary of discussion		
<p>The purpose of this report was to provide a framework for the Local Review Body (LRB) to consider a 'Notice of Review' for the change of use of workshop to piercing studio (class 2) at 25 High Street, Bonnyrigg.</p> <p>The Planning application 22/00869/DPP for the change of use of workshop to piercing studio (class 2) at 25 High Street, Bonnyrigg was refused planning permission on 30 January 2023; a copy of the decision is attached to this report.</p> <p>The Planning, Sustainable Growth and Investment Manager presented this report and advised that the review would proceed on the written submissions provided.</p> <p>The Local Review Body in discussing the proposed development and the reasons for its refusal, gave careful consideration to the pedestrian traffic, the character of the area and the privacy of the amenity grounds of the properties in this area. Following further discussion it was agreed that an additional condition be added regarding privacy enhancement for the residents.</p> <p>The Committee unanimously agreed to uphold the Appeal and grant planning permission subject to the conditions as set out in the report with an additional condition to be added regarding privacy enhancement.</p>		
Decision		
<p>The Local Review Body agreed to uphold the review request and to grant planning permission for the change of use of workshop to piercing studio (class 2) at 25 High Street, Bonnyrigg for the following reason:</p> <p style="padding-left: 40px;">The change of use would not have a detrimental impact on the footfall or character of the area.</p>		

Subject to the conditions as set out in the report with an additional condition regarding privacy enhancement.

**Action**

Planning, Sustainable Growth and Investment Manager

Agenda No	Report Title	Presented by:
5.3	Unit 7A Pentland Industrial Estate, Loanhead (22.00786.DPP)	Peter Arnsdorf

**Outline of report and summary of discussion**

The purpose of this report was to provide a framework for the Local Review Body (LRB) to consider a 'Notice of Review' for the erection of an industrial unit and the formation of car parking at Unit 7A Pentland Industrial Estate, Loanhead.

The Planning application 22/00786/DPP for the erection of an industrial unit and the formation of car parking at Unit 7A Pentland Industrial Estate, Loanhead was refused planning permission on 22 December 2022; a copy of the decision is attached to this report.

The Planning, Sustainable Growth and Investment Manager presented this report and advised that the review would proceed on the written submissions provided.

The Local Review Body in discussing the proposed development and the reasons for its refusal, gave careful consideration to employment, the loss of mature trees and the character and appearance of the surrounding area. It was also noted that conditions 2c and 4 addressed the landscaping and replacement tree planting.

The Committee unanimously agreed to uphold the Appeal and grant planning permission subject to the conditions as set out in the report.

**Decision**

The Local Review Body agreed to uphold the review request and grant planning permission in principle for the erection of an industrial unit and the formation of car parking at Unit 7A Pentland Industrial Estate, Loanhead for the following reason:

This development would not detract from the character and appearance of the surrounding area and the loss of mature trees would be addressed within the conditions relating to the landscaping and tree replacement.

Subject to the conditions as set out in the report.

**Action**

Planning, Sustainable Growth and Investment Manager

**Action**

Planning, Sustainable Growth and Investment Manager

## **6. Private Reports**

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No private business was discussed.

## **7. Date of Next Meeting**

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The next meeting is scheduled for Monday 19 June 2023 at 1 pm

The meeting terminated at 13.16 pm