

# Planning Report

June 2014

## **Applications**

During the five week period five applications were received

14/02093/FUL - home extension at 13 Station Road  
14/02181/FUL formation of porch at 3 Ashburnham Loan  
14/02106/FUL - home extension at 4 East Terrace  
14/02410/FUL - Home extension at 38 Ashburnham Loan  
14/02447/FUL - new biomass boiler for Dundas Castle

## **Decisions**

The Planning Authority made seven decisions during the five week period

14/01359/LBC permission not required for internal home alterations  
14/01358/FUL - refused -Removal of existing garden shed, part removal of existing dwarf boundary wall and erection of new timber shed / garage at 7 Ashburnham Gardens  
14/01000/FUL - Granted - Renewal of previous consent at Harbour Lane  
14/01433/FUL - vehicle run-in at 15 Shore Road - Granted  
14/02181/FUL Formation of enclosed front porch below existing canopy at Ashburnham Loan- not development  
14/01842/CLP - Certificate of Lawfulness(proposed) for single storey in Moubray Grove - REFUSED  
14/01856/FUL formation of new doorway at Early Years - Not Development

## **Planning Matters**

### **Agilent Site**

Work has commenced on the site. Keith and myself had a site visit on Monday 23rd with Gavin Pope from Cala and John Turnbull site manager. We had a tour of part of the site. John is happy for QDCC to communicate directly with him if

any issues arise. At the moment they are working on the infrastructure and remodelling phase - there are lots of heavy vehicles involved leveling out the surface of site and at times this can be noisy for surrounding residents. Traffic Management and access was also discussed (Keith can give a more detailed account of this). We suggested that if time permitted that John give us a monthly update of progress and planned work. The site working hours are: Mon - Fri 7.30am - 6pm and Sat 8am - 1pm

## **Corus Site**

Our objection to application 14/01509/PPP was sent to planning - a copy of which was sent to all in QDCC. A decision on this site will not be made until later in the year

## **Ferrymuir Site**

The planning sub-committee held a meeting for all in QDCC to discuss the Ferrymuir development and the community facility associated with this. QDCC feel that we cannot support the proposed plans in its present form, as it is so far removed from what it was originally to be and have informed James Pitt of this. QDCC is disappointed that there is to be no Care Home but have suggested that sheltered housing be included. There was much discussion regarding the community facility and what would be the best way forward to utilize this facility to the advantage of the whole community - a Community Hall, a Ferry Hub were two of the suggestions. Laura also talked about DTAS - Development Trust Association Scotland and we hope to get Ian Cooke from DTAS to come to one of our monthly meetings to give a presentation on the work of this and how it could help us running the community facility as a trust.

## **What is a Development Trust?**

Development trusts are community organisations which:

- are owned and managed by the local community
- aim to achieve the sustainable regeneration of a community or address a range of economic, social, environmental and cultural issues within a community
- are independent but seek to work in partnership with other private, public and third sector organisations
- aim to reduce dependency on grant support by generating income through enterprise and the ownership of assets. All trading surpluses are principally reinvested in the organisation or the community.

Notes were taken at this meeting and will be distributed to give more detail of all that was discussed

## **Local Development Plan**

QDCC's objection and views on the proposed plan on behalf of South Queensferry's residents was sent to planning officials, senior CEC officials, CEC councillors and selected MSP's in advance of the Planning Committee's consideration of a report on the second proposal of the plan on the 19th June (all in QDCC also received a copy). Our objection was received too late to be considered as a formal objection (should have been with planning by the 14th it was sent on the 16th) I appealed against this decision and our letter was forwarded to Planning Committee members and QDCC have had correspondence from Ian Perry convener of the Planning Committee to say he noted our comments. QDCC have also received communication from other parties asking to keep them informed. QDCC together with other Community Councils and Community Groups have been invited to a Local Development Plan meeting on Wednesday 2nd July to discuss the progress of the plan and to give us an opportunity to expand understanding of the Planning Committee decision on the 19th June and to discuss issues requiring further information or clarification.

## **Queensferry Conservation Area Character Appraisal Community Survey**

An on-line SurveyMonkey questionnaire was set up to capture views about the character and appearance of the area and the current local issues of importance. Rachel Haworth will now be drawing together all the information from the survey(s) and other discussions and feedback we have had, in order to re-draft the appraisal document for public consultation. Rachel aims to have the text ready towards the end of May and she is happy to run this by QDCC and other interested parties for early comments before it goes to committee in August. QDCC has received no update as yet from Rachel

Diane Job  
QDCC Planning Convener