

Motherwell, 30 January 2020 at 10 am.

A Meeting of the **PLANNING COMMITTEE**

PRESENT

Councillor Curran, Convener; Councillors Anderson, Brannan-McVey, Douglas, Goldsack, Graham, Kerr, Logue, McLaren, McPake, Reddin, Shields, Stocks and Watson.

CHAIR

Councillor Curran (Convener) presided.

IN ATTENDANCE

The Head of Planning and Regeneration, Planning and Place Manager, Planning Manager (North), Planning Manager (South), Senior Planning Officer and Committee Officer.

ALSO IN ATTENDANCE

In respect of paragraph 6

Representing the Applicant – Ryan Barker, Graham Lawson and Robert Patrick, Persimmon Homes.

Representing the Objectors – Drew Brown, Ann Douglas and Margo Young.

APOLOGIES

Councillors Burgess, M. Coyle, S. Coyle, Farooq, Fotheringham, T. Johnston, Kelly, McVey and Stubbs.

DECLARATIONS OF INTEREST IN TERMS OF THE ETHICAL STANDARDS IN PUBLIC LIFE ETC. (SCOTLAND) ACT 2000

1. The meeting noted there were no declarations of interest.

PLANNING APPLICATIONS INDEX

2. There was submitted a report by the Head of Planning and Regeneration detailing planning applications submitted for planning consent.

Decided: that the applications be dealt with in accordance with the Annex to this Minute.

NOTICE OF PLANNING AND ENFORCEMENT NOTICE APPEALS DECISIONS

3. There was submitted a report by the Head of Planning and Regeneration advising of two recent decisions in respect of Planning and Enforcement Notice Appeals.

Decided: that the report be noted.

ANTONINE WALL WORLD HERITAGE SITE SUPPLEMENTARY GUIDANCE

4. There was submitted a report by the Head of Planning and Regeneration regarding the Antonine Wall which runs through five Local Authority areas; (1) intimating that the Antonine Wall had been designated by UNESCO as a World Heritage Site becoming an extension of the trans-national Frontiers of the Roman Empire World Heritage Site; (2) informing that all five Local Authorities had worked together to produce guidance to ensure a consistent approach was adopted when dealing with development across the wall, and (3) seeking approval to undertake a consultation on the draft Antonine Wall World Heritage Supplementary Guidance which was based on the existing SPG 32, with technical amendments.

Decided: that the draft Antonine Wall World Heritage Site Supplementary Guidance be issued for a period of consultation with the outcome and the finalised Supplementary Guidance being reported to the Planning Committee for approval and thereafter submitted to Scottish Ministers, along with a Statement of Publicity.

EDUCATION CONTRIBUTIONS - GARTCOSH/GLENBOIG AND SOUTH CUMBERNAULD COMMUNITY GROWTH AREAS

5. There was submitted a report by the Head of Planning and Regeneration (1) seeking approval to provide clarification in respect of the education contributions within the Gartcosh/Glenboig Community Growth area and the South Cumbernauld Community Growth area; (2) outlining the background to the Community Growth areas which were adopted in April 2014 and June 2016 respectively; (3) advising that the contribution which the developers were required to contribute for education provision was £5,340 per property for Glenboig Community Growth area and £7,800 per property for South Cumbernauld Community Growth area, and (4) recommending that the guidance be updated advising that the Education Contribution within the Gartcosh/Glenboig and South Cumbernauld Community Growth areas would be £7,800 per property for all future applications and would be index linked back to the approval date of the Committee.

Following discussion it was proposed that a report be submitted to a future meeting of the Committee providing clarification on the Education Contribution for developments which required an Education Contribution with a view to providing a consistent approach.

Decided:

- (1) that clarification on the education contribution for Developers within the Gartcosh/Glenboig and South Cumbernauld Community Growth areas be published advising that the education contribution for all future planning applications would be £7,800 per property index linked back to the approval date of the Committee, and
- (2) that a further report be submitted to a future meeting of the Committee providing clarification on the level of Education Contribution for Planning Applications which require an Education Contribution with a view to providing a consistent approach.

HEARING

PLANNING APPLICATION 19/00501/FUL - 86 DETACHED, SEMI-DETACHED AND TERRACED DWELLINGHOUSES AND ASSOCIATED INFRASTRUCTURE AT CLELAND HOSPITAL, BELLSIDE ROAD, CLELAND

6. With reference to paragraph 2 of the Minute of the meeting of this Committee held on 14 November 2019, in so far as it related to Planning Application 19/00501/FUL – 86 Detached, Semi-Detached and Terraced Dwellinghouses and Associated Infrastructure at Cleland Hospital, Bellside Road, Cleland, the Committee considered a report by the Head of Planning and Regeneration and thereafter

proceeded to hold a Hearing at which consideration was given to oral representations by Robert Patrick, Persimmon Homes on behalf of the Applicant and Drew Brown, Ann Douglas and Margo Young on behalf of the objectors who were in attendance for the item.

Decided: that the application be refused as the proposed development would result in the loss of a site which was a valued community facility within the village of Cleland and would result in an unacceptable loss of mature trees and would not provide a safe and convenient road layout due to its failure to accord with roads development standards.

ANNEX

Application No: 19/00002/FUL
Applicant: Peter D Stirling Limited/I D Meiklam Trust
Development/Locus: Construction of a Road Link between the A8 and existing M8 overbridge, Mossend Rail Head - Reema Road Industrial Estate, Reema Road, Bellshill, ML4 1RR
Decision: Grant

Application No: 19/00671/FUL
Applicant: Mr William Fraser
Development/Locus: Two Bungalows - Brownieside Cottage, Brownieside Road, Plains, ML6 8NP
Decision: Grant

Application No: 19/00754/FUL
Applicant: Mrs Ghufura Arif
Development/Locus: Change of use to Hot Food Takeaway - 214 Main Street, Holytown, Motherwell, ML1 4TP
Decision: Refuse

Application No: 19/01096/S42
Applicant: FCC Environment (UK) Limited
Development/Locus: Reclamation and Restoration Operations by the Importation of Non-Hazardous Waste Materials (Section 42 Application for a Reduction in the Scale and Extent of Previously Approved Landfill Operations, with Resultant Changes to Conditions of Previous Permissions 07/00924/MIN and 18/01479/AMD) - Greengairs Landfill Site, Meikle Drumgray Road, Greengairs
Decision: Grant subject to the planning permission not being issued until an amendment to the existing legal agreement is concluded to ensure site restoration

Application No: 19/01107/FUL
Applicant: Star Properties Limited
Development/Locus: Part Change of use from Class 5 (Industrial) to include Class 1 (Retail), 3 (Food and Drink) Class 6 (Business with Trade Counter) and Class 2 (Financial and Professional services) - Site at Philip Murray Road, Bellshill, ML4 3HL
Decision: Grant

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Application No: 19/01187/FUL

Applicant: NLC New Supply

Development/Locus: Two storey houses and cottage flats (31 units) - Site at Northburn Place, Airdrie

Decision: Grant

Application No: 19/01260/FUL

Applicant: Mr Andrew Storry

Development/Locus: Use of land for vehicle storage and repairs, vehicle sales and for the siting of 12 containers for self storage - Brucefield Farm, Allanton Road, Allanton, Shotts, ML7 5DF

Decision: Refuse

Application No: 19/01517/FUL

Applicant: John Stewart

Development/Locus: Continued use of land as Two Mobile Home Pitches - The Pines, Telegraph Road, Longriggend

Decision: Grant