

PLANNING APPLICATIONS COMMITTEE

Meeting of Thursday, 17th January, 2019
at 10.30 am in Council Hall - Council Offices, English Street, Dumfries

Present**Members**

- Jim H Dempster (Chair) – Mid and Upper Nithsdale;
John Campbell (Vice-Chair) – Nith;
Ian Blake – Abbey;
Dougie Campbell – Dee and Glenkens;
Ian Carruthers – Annandale South;
Archie Dryburgh – Annandale East and Eskdale;
Doug Fairbairn – Annandale North;
Andy Ferguson – North West Dumfries;
Andrew Giusti – Stranraer and the Rhins;
Ivor Hyslop – Lochar;
David James – Castle Douglas and Crocketford;
Jeff Leaver – Lochar;
Jane S Maitland – Dee and Glenkens;
John Martin – Nith;
Jim McColm – Mid Galloway and Wigtown West;
David McKie – North West Dumfries;
Elaine Murray – Nith;
John Young – Castle Douglas and Crocketford;

Officials

- David Suttie – Planning and Building Standards
Manager
Robert Duncan – Team Leader Major Developments
Patrick Hanna – Team Leader Local Applications
Andrew Robinson – Senior Planner
Lucy Irons-Young – Governance Officer

Apologies

- Katie Hagmann – Mid Galloway and Wigtown West;
Ronnie Tait – Annandale East and Eskdale;

Lorna Meahan

Director Corporate Services

1 SEDERUNT AND APOLOGIES

16 Members present, 2 apologies, 1 vacancy and 2 Members not present at the start of the meeting.

2 DECLARATIONS OF INTEREST

MEMBER – Ian Carruthers entered the meeting – 17 Members present.

2.1 Jim H Dempster declared an interest at Item 4 by virtue of the fact that he had undertaken discussions with the applicant, had had an exchange with an objector and was friends with an owner of a unit near the development and had determined that his interest was such that he would leave the meeting during consideration of this item.

2.2 John Campbell and Elaine Murray declared an interest in Item 6 by virtue of the fact that they had both attended a meeting of the Loreburn Community Council where the matter was discussed but as they had not taken part in the discussions and had determined that their interest was such that they would remain in the meeting during consideration of this item.

2.3 Andy Ferguson declared an interest at Item 5 by virtue of the fact that he knew one of the objectors and had determined that his interest was such that he would remain in the meeting during consideration of this item.

3 MINUTE OF PREVIOUS MEETING OF 6 DECEMBER 2018

Decision

APPROVED.

PROCEDURE – The Chairman advised that one of the representors for Item 4 was unable to read out his statement due to being unaware that there was no public Wi-Fi in the building so in order to allow the representor time to access his information he intimated that with agreement of Members, he intended to take Items 5, 6 and 7 first. The remaining items in this minute are recorded in the order in which they appeared on the Agenda.

4 LAND EAST OF QUEENS ROAD, SANQUHAR - PLANNING APPLICATION FOR ERECTION OF 61 DWELLINGHOUSES INCLUDING FORMATION OF NEW ACCESS ROADS, PARKING, LANDSCAPING AND SUDS DRAINAGE SYSTEM (18/1041/FUL)

PROCEDURE - The Chairman advised that the representor for Item 4 had been given sufficient time to access his information and had been offered several suitable alternative means all of which would enable him to access the information, however, he refused these offers. It was with agreement from Members that after some consideration of these factors that they proceed with this item as it would be unfair on all of the other representors who had taken time out of their day to come along to speak that day.

MEMBER – Jim H Dempster declared an interest and left the meeting – 13 Members present.

PROCEDURE – John Campbell assumed the role of Chairman.

The Committee heard from David Rushton, Marion Milliner on behalf of Paula Stahley, Raymond

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Milliner, Marion Milliner, Eamon Lafferty, Objectors and Adam Bell, Agent.

VOTE

4.1 **MOTION** by **JOHN CAMPBELL** seconded by **ELAINE MURRAY** to defer application 18/1041/FUL for a site visit to be arranged.

4.2 **AMENDMENT** by **DAVID JAMES** seconded by **IVOR A HYSLOP** to determine application 18/1041/FUL at the meeting today.

4.3 On a vote being taken by roll call, Members voted as follows:

Motion – 11 votes being:

John Campbell, Ian Blake, Ian Carruthers, Doug Fairbairn, Andrew Giusti, Jeff Leaver, Jane S Maitland, John Martin, Jim McColm, David J McKie and Elaine Murray.

Amendment – 2 votes being:

Ivor A Hyslop and David James.

Decision

4.4 **DEFERRED** application 18/1041/FUL for a site visit to be arranged; and

4.5 **AGREED** for the report to be updated to include the school capacity numbers prior to coming back to this Committee for consideration.

5 SITE OF FORMER LOCKERBIE ACADEMY, GLASGOW ROAD, LOCKERBIE - PLANNING APPLICATION FOR ERECTION OF 45 DWELLINGHOUSES, FORMATION OF ACCESS, INTERNAL ROAD LAYOUTS AND ASSOCIATED PARKING, INSTALLATION OF UNDERGROUND ATTENUATION TANKS AND FORMATION OF LANDSCAPING AND ASSOCIATED WORKS (18/1444/FUL)

MEMBER – Andrew Giusti entered the meeting during consideration of this item – 18 Members present.

The Committee heard from David Buchanan and Jan Andrews on behalf of Lockerbie District Community Council Objectors and Ross Aitchison, Agent.

VOTE

5.1 **MOTION** by **IAN CARRUTHERS** seconded by **DOUG FAIRBAIRN** to defer application 18/1444/FUL for a site visit to be arranged.

5.2 **AMENDMENT** by **ARCHIE DRYBURGH** seconded by **ANDY FERGUSON** to determine application 18/1444/FUL at the meeting today.

5.3 On a vote being taken by roll call, Members voted as follows:

Motion – 7 votes being:

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Ian Blake, Ian Carruthers, Doug Fairbairn, Andrew Giusti, Ivor A Hyslop, David James and Jim McColm.

Amendment – 11 votes being:

Jim H Dempster, John Campbell, Dougie Campbell, Archie Dryburgh, Andy Ferguson, Jeff Leaver, Jane S Maitland, John Martin, David J McKie, Elaine Murray, and John Young.

Decision

5.4 **AGREED** to determine application 18/1444/FUL at the meeting today; and

5.5 **APPROVED** application 18/1444/FUL subject to (A) the appropriate developer contribution for open space, secured either by (i) the successful completion of a Legal Agreement within 6 months of the date of the decision (or such extended timescale as agreed by the appointed officer or (ii) an up-front payment; and (B) conditions as detailed in the report with amendments to Condition 1 to include in the event that should a Registered Social Landlord not proceed with this development and sell the site then a developer contribution would be payable and affordable housing provided at 20% would need to be provided and Condition 10 that the Road Traffic Management Plan includes Dryfe Road and Glasgow Road.

6 CATHERINE STREET PARK, CATHERINE STREET, DUMFRIES - PLANNING APPLICATION FOR THE INSTALLATION OF PLAY EQUIPMENT, BOUNDARY RAILINGS AND ENTRANCE GATES, ERECTION OF OUTDOOR CLASSROOM, SITING OF PORTACABIN (TIMBER CLAD) AND ASSOCIATED WORKS (18/1577/FUL)

The Committee heard from Carol Hastings and Alistair Dunlop, Objectors and Kelda Platt, Agent.

VOTE

6.1 **MOTION** by **JANE S MAITLAND** seconded by **JOHN MARTIN** to approve application 18/1577/FUL subject to conditions as detailed in the report with an amendment to Condition 1 that the LED lighting to include a motion sensor.

6.2 **AMENDMENT** by **DAVID JAMES** seconded by **IAN CARRUTHERS** to refuse application 18/1577/FUL on the grounds that the development would be contrary to Local Development Plan Policy OP1 due to the loss of amenity.

6.3 On a vote being taken by roll call, Members voted as follows:

Motion – 13 votes being:

Jim H Dempster, John Campbell, Dougie Campbell, Archie Dryburgh, Andy Ferguson, Andrew Giusti, Ivor A Hyslop, Jeff Leaver, Jane S Maitland, John Martin, David J McKie, Elaine Murray and John Young.

Amendment – 5 votes being:

Ian Blake, Ian Carruthers, Doug Fairbairn, David James and Jim McColm.

Decision

APPROVED application 18/1577/FUL subject to conditions as detailed in the report with an amendment to Condition 1 that LED lighting to include a motion sensor.

**7 TARBREOCH DAIRY, KIRKPATRICK DURHAM, CASTLE DOUGLAS -
APPLICATION FOR PLANNING PERMISSION IN PRINCIPLE FOR ERECTION OF
DWELLINGHOUSE (18/0056/PIP)**

Decision

NOTED the appeal for application 18/1506/PIP was dismissed.

ADJOURNMENT - The meeting was adjourned at 12.45 for lunch and reconvened at 1.15pm with 14 Members present being:

Jim H Dempster, John Campbell, Ian Blake, Ian Carruthers, Doug Fairbairn, Andrew Giusti, Ivor A Hyslop, David James, Jeff Leaver, Jane S Maitland, John Martin, Jim McColm, David J McKie and Elaine Murray.

PROCEDURE – As intimated above, item 4 was taken next. The items in this minute are recorded in the order they appeared on the Agenda calling the meeting.

**8 ANY OTHER BUSINESS DEEMED URGENT BY THE CHAIRMAN DUE TO THE
NEED FOR A DECISION**

Decision

NOTED that there was no business deemed urgent by the Chairman due to the need for a decision.