

ANGUS COUNCIL

MINUTE of MEETING of the **DEVELOPMENT STANDARDS COMMITTEE** held in the Town and County Hall, Forfar on Tuesday 14 February 2017 at 10.00 am.

Present: Councillors ROB MURRAY, BILL DUFF, BILL BOWLES, COLIN BROWN, LYNNE DEVINE, DAVID FAIRWEATHER, CRAIG FOTHERINGHAM, JEANETTE GAUL, JIM HOUSTON, ALEX KING, DAVID LUMGAIR, IAN MCLAREN and BOB MYLES.

Councillor MURRAY, Convener, in the Chair.

1. APOLOGIES FOR ABSENCE

There were no apologies intimated.

2. DECLARATIONS OF INTEREST/INTIMATIONS OF CONTACT

Councillor Gaul declared an interest in Item 9, Case No. 17/00008, Former Hooks Hotel, Kirriemuir, as she was a Council appointee to the Kirriemuir CARS Steering Group. She indicated that the item had been discussed at various meetings of the Steering Group, however she would participate in any discussion and voting.

Councillor Lumgair declared an interest in Item 6, application No 16/000567/FULL as the applicant was known to him. He indicated that he would not participate in any discussion and voting and would leave the meeting during consideration of the item.

3. BUILDING WARRANTS

The Committee noted that during the period 19 December 2016 to 3 February 2017, a total of 66 Building Warrants, 4 Demolition Warrants and 17 Amendments to Warrant had been approved with an estimated cost of £8,473,144.

4. DELEGATED DECISIONS

The Committee noted that during the period 17 December 2016 to 4 February 2017, a total of 113 planning applications had been approved and 6 refused under the Scheme of Delegation to officers.

5. MINUTE OF PREVIOUS MEETING

The minute of meeting of this Committee of 5 January 2017 was approved as a correct record and signed by the Convener.

PLANNING APPLICATIONS

Having declared an interest at Article 2 above, Councillor Lumgair left the meeting during consideration of the following item.

6. LETHAM HOTEL, 12 THE SQUARE, LETHAM, FORFAR

There was submitted Report No 65/17 by the Head of Planning and Place detailing application No 16/00567/FULL by Mr David Herring for the Demolition of Function Suite, Change of Use, Alterations and Extension of Part of Existing Building to Residential for the Formation of Two Flats and Alterations to Public House at Letham Hotel, 12 The Square, Letham, Forfar. The application was recommended for approval.

Slides were shown.

The Committee agreed that the application be approved for the reason and subject to the conditions as detailed in Section 10 of the Report.

7. PROPOSAL OF APPLICATION NOTICE – HAYSHEAD PRIMARY SCHOOL, ST ABBS ROAD, ARBROATH

There was submitted Report No 66/17 by the Head of Planning and Place advising members of the Proposal of Application Notice No 17/00004/PAN submitted in respect of a proposal to replace the existing Hayshead Primary School with a replacement educational facility including primary school, early years centre, community facility, energy centre, parking and associated playground areas. The Committee was invited to identify issues which they would like to see addressed in the planning application.

The Committee agreed to note the key issues identified by officers at this stage as set out in paragraph 5.3 of the Report.

8. PROPOSAL OF APPLICATION NOTICE – MUIRFIELD PRIMARY SCHOOL, SCHOOL ROAD, ARBROATH

There was submitted Report No 67/17 by the Head of Planning and Place advising members of the Proposal of Application Notice No 17/00005/PAN submitted in respect of a proposal to replace the existing Muirfield Primary School with a replacement educational facility including primary school, early years centre, community facility, energy centre, parking and associated playground areas. The Committee was invited to identify issues which they would like to see addressed in the planning application.

The Committee agreed to note the key issues identified by officers at this stage as set out in paragraph 5.3 of the Report.

9. ENFORCEMENT UPDATE

There was submitted Report No 68/17 by the Head of Planning and Place advising members on the progress of enforcement cases which had been agreed previously by this Committee.

Having heard from the Service Manager (Planning), the Committee agreed:-

- (i) to note the contents of the Report;
- (ii) to note that, with regard to Case No 12/00155, site due east of The Knowe, Kinnaber Road, Hillside, a multi-service meeting had been held on 1 February 2017 to discuss mitigation of impact on the family involved. A further Report would be presented to the next meeting of this Committee in advance of any direct action;
- (iii) to note that, with regard to Case No 12/00230, Barry & Downs Caravan Park, Carnoustie, that the appeal had been allowed and a Certificate of Lawfulness granted for part of the application site. A further Report would be presented to the next meeting of this Committee;
- (iv) to note that, with regard to Case No 16/00165, Land 125m West of North Mains Croft, Logie, Kirriemuir, that the retrospective application for Planning Permission (Ref: 16/00738/FULL) had been refused on 6 January 2017. The applicant had a period of three months from that date to seek a review of that decision;
- (v) to note that, with regard to Case No 16/00092, Field North of The Bothy, Gannochy, Edzell, that an appeal against the Enforcement Notice had been submitted to the Directorate for Planning and Environmental Appeals; and
- (vi) to note that, with regard to Case No 17/00008, Former Hooks Hotel, Kirriemuir, that an Urgent Works Notice had been served on the owner with work specified in the Notice scheduled to commence no sooner than 13 February 2017.