

ANGUS COUNCIL

MINUTE of MEETING of the **DEVELOPMENT MANAGEMENT REVIEW COMMITTEE** held remotely on Tuesday 6 July 2021 at 1.30 pm.

Present: Councillors GAVIN NICOL, RICHARD MOORE, BILL DUFF and ALEX KING.

Councillor NICOL, Convener, in the Chair.

1. APOLOGIES/SUBSTITUTES

There were no apologies intimated.

2. DECLARATIONS OF INTEREST

Councillor Nicol declared an interest in Item 7, Report No 203/21 as the applicant was known to him through his past presidency of Strathmore Rugby Club. He indicated that he would participate in any discussion and voting on the item.

3. MINUTE OF PREVIOUS MEETING

The minute of meeting of this Committee of 22 June 2021 was approved as a correct record and signed by the Convener.

4. ROWANBANK COTTAGE, CRAIGTON, MONIKIE - CONDITIONS

With reference to Article 4 of the minute of meeting of this Committee of 22 June 2021, there was submitted Report No 225/21 by the Director of Legal and Democratic Services detailing proposed conditions for planning application No. 20/00636/PPPL in respect of the grant of planning permission in principle for demolition of existing dwellinghouse and erection of seven dwellinghouses at Rowanbank Cottage, Craigton, Monikie.

The Committee agreed to approve the conditions as detailed in the Appendix to the Report.

5. 3 TURFBEG ROAD, FORFAR

With reference to Article 4 of the minute of meeting of this Committee of 9 June 2021, there was re-submitted Report No 201/21 by the Director of Legal and Democratic Services detailing an application for a review of the decision taken by the planning authority in respect of the refusal of planning permission for a two storey side extension to dwelling, application No 20/00778/FULL, at 3 Turfbeg Road, Forfar.

The Committee noted that an unaccompanied site visit had taken place on 5 July 2021. The Committee then confirmed that they had sufficient information to consider the review at this meeting.

Having given careful consideration to the papers submitted by the appointed person and by the applicant, the Committee agreed that the decision to refuse the application was in accordance with the Council's Local Development Plan policy. The Service Leader's (Planning and Communities) decision, and reasons for refusal as detailed in the Report of Handling, were endorsed and accordingly the review dismissed.

6. LITTLE KENNY, LINRATHEN, KIRRIEMUIR

With reference to Article 5 of the minute of meeting of this Committee of 9 June 2021, there was re-submitted Report No Report No 202/21 by the Director of Legal and Democratic Services detailing an application for a review seeking the removal of Conditions 1a, 1b, 2a and 2b of planning permission ref 20/00767/FULL – erection of portal framed agricultural storage shed and associated ground level changes (retrospective) at Little Kenny, Linrathen, Kirriemuir.

The Committee noted that an unaccompanied site visit had taken place on 5 July 2021. The Committee then confirmed that they had sufficient information to consider the review at this meeting.

Following discussion, the Committee agreed that having considered the relevant information and having given full consideration to the reasons presented by the applicant as to why the conditions should be removed, that Conditions 1a, 1b, 2a and 2b be removed as it was considered that there was a reasonable gap between the agricultural storage shed and the nearest residential dwelling, which was equidistant to other agricultural buildings at the farm. It was also considered that the farm business was long-established and therefore the conditions were excessive and unnecessary.

The review was accordingly upheld and Conditions 1a, 1b, 2a and 2b removed.

7. 19 SUTTIESIDE ROAD, FORFAR

With reference to Article 7 of the minute of meeting of this Committee of 22 June 2021, there was re-submitted Report No 203/21 by the Director of Legal and Democratic Services detailing an application for a review seeking the removal of Conditions 1a and 2 of planning permission ref 20/00867/PPPL – residential development in principle for up to three dwellings at Olinda, 19 Suttieside Road, Forfar.

The Committee noted that an unaccompanied site visit had taken place on 5 July 2021. The Committee then confirmed that they had sufficient information to consider the review at this meeting.

Following discussion, the Committee agreed that having considered the relevant information and having given full consideration to the reasons presented by the applicant as to why the conditions should be removed, that Conditions 1a and 2 were appropriate to ensure the development did not give rise to unacceptable impacts on amenity, natural and built environment, road safety or infrastructure.

There were not considered to be any material considerations that warranted the approval of the application without Conditions 1(a) and 2 attached to planning permission ref 20/00867/PPPL and accordingly the review was dismissed.