

Notice of meeting and agenda

Development Management Sub-Committee

10.00 am Wednesday, 20th November, 2019

Dean of Guild Court Room - City Chambers

This is a public meeting and members of the public are welcome to attend

Contacts

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1. Order of business

1.1 Order of Business

- 1.1 Including any notices of motion, hearing requests from ward councillors and any other items of business submitted as urgent for consideration at the meeting.

- 1.2 Any member of the Council can request a Hearing if an item raises a local issue affecting their ward. Members of the Sub-Committee can request a presentation on any items in part 4 or 5 of the agenda. Members must advise Committee Services of their request by no later than **1.00pm on Monday 18 November 2019** (see contact details in the further information section at the end of this agenda).

- 1.3 If a member of the Council has submitted a written request for a hearing to be held on an application that raises a local issue affecting their ward, the Development Management Sub-Committee will decide after receiving a presentation on the application whether or not to hold a hearing based on the information submitted. All requests for hearings will be notified to members prior to the meeting.

2. Declaration of interests

2.1 Declaration of interests

Members should declare any financial and non-financial interests they have in the items of business for consideration, identifying the relevant agenda item and the nature of their interest.

3. Minutes

3.1 None.

4. General Applications, Miscellaneous Business and Pre-Application Reports

The key issues for the Pre-Application reports and the recommendation by the Chief Planning Officer or other Chief Officers detailed in their reports on applications will be approved without debate unless the Clerk to the meeting indicates otherwise during “Order of Business” at item 1.

- 4.1 26, Baird Road, Ratho (Land 54 Metres East Of) - Proposed erection of 11 residential dwellings - application no 18/02606/FUL 9 - 32

It is recommended that this application be **GRANTED**

- 4.2 7- 8 Clifton Terrace, Edinburgh, EH12 5DR - Proposed extension to the rear of the existing Haymarket Hub Hotel, comprising 47 additional bed rooms, a new kitchen and dining space and back of house facilities (as amended) - application no 19/02921/FUL 33 - 54

It is recommended that this application be **GRANTED**

- 4.3 59 Duddingston Park South, Edinburgh, EH15 3LE - Change of use of existing detached house to HMO - application no 19/03032/FUL 55 - 62

It is recommended that this application be **GRANTED**

- 4.4 60, Glenbrook Road, Balerno (At Land 30 Metres West Of) - Change of Use from derelict farm steading to erection of 6x glamping pods and associated works inc. concrete bases, footpaths, refurbished barn and landscaping (as amended) - application no 19/01963/FUL 63 - 84

It is recommended that this application be **REFUSED**

- 4.5** 29 The Loan, South Queensferry (At Footway Adjacent To) - 85 - 92
Proposed installation of a 15m high monopole, accommodating 1No antenna within a GRP shroud and 1No equipment cabinet on the footway adjacent to 29 The Loan, Queensferry, Edinburgh, EH30 9SD (NGR: 312895, 678309) to provide communications coverage for the emergency services in the surrounding area. Airwave's coverage requirement in this area has resulted from the removal of nearby Telefonica site ref: 1890 which had also accommodated equipment for Airwave - application no 18/10536/FUL

It is recommended that this application be **GRANTED**

- 4.6** 7 Redhall House Drive, Edinburgh, EH14 1JE - Alteration and 93 - 114
conversion of existing building to form six duplex apartments; the erection of a detached garage block accommodating six garages; and the erection of two detached dwelling houses with all associated site development works and landscaping - application no 18/09642/FUL

It is recommended that this application be **GRANTED**

- 4.7** At Robert Burns Statue, Bernard Street, Edinburgh - The works 115 - 128
will comprise of the careful dismantling, relocation and rebuild of the Robert Burns monument - application no 19/04054/LBC

It is recommended that this application be **GRANTED**

- 4.8** 20 The Wisp, Edinburgh (At Land 90 Metres West Of) - Proposed 129 - 176
residential development of 139 flats, open space and associated infrastructure (as amended) - application no 18/10316/FUL

It is recommended that this application be **GRANTED**

5. Returning Applications

These applications have been discussed previously by the Sub-Committee. A decision to grant, refuse or continue consideration will be made following a presentation by the Chief Planning Officer and discussion on each item.

- 5.1 Hermiston Gait Retail Park, 21 - 25 Cultins Road, Edinburgh - 177 - 180
Proposed mezzanine extension within existing Decathlon Store at Unit 8, Hermiston Gait retail Park for use exclusively by Decathlon. The permitted floorspace at the retail park is capped by Condition G99 of planning permission A 02578 93 - application no 16/06063/FUL

It is recommended that this application be **REFUSED**

6. Applications for Hearing

The Chief Planning Officer has identified the following applications as meeting the criteria for Hearings. The protocol note by the Head of Strategy and Insight sets out the procedure for the hearing.

- 6.1 None.

7. Applications for Detailed Presentation

The Chief Planning Officer has identified the following applications for detailed presentation to the Sub-Committee. A decision to grant, refuse or continue consideration will be made following the presentation and discussion on each item.

- 7.1 24 - 26 Calton Road, Edinburgh, EH8 8DP - Demolition of existing non-listed buildings and erection of new residential 181 - 210

building to form 22 flats and 1 commercial office space at ground floor and associated landscaping works. (Resubmission within a year)) - application no 19/02370/FUL

It is recommended that this application be **GRANTED**

- 7.2** 24 - 26 Calton Road, Edinburgh, EH8 8DP - Complete Demolition in a Conservation Area - application no 19/02371/CON 211 - 226

It is recommended that this application be **GRANTED**

- 7.3** 543 Gorgie Road, Edinburgh, EH11 3AR - Erection of purpose built student accommodation, ancillary uses and associated landscaping and infrastructure - application no 19/01795/FUL 227 - 260

It is recommended that this application be **REFUSED**

8. Returning Applications Following Site Visit

These applications have been discussed at a previous meeting of the Sub-Committee and were continued to allow members to visit the sites. A decision to grant, refuse or continue consideration will be made following a presentation by the Chief Planning Officer and discussion on each item.

- 8.1** 6 Baberton Loan, Juniper Green, Edinburgh - Electronically Controlled Timber Gates across Baberton Loan and at the entrance to the Water of Leith In the vicinity of No's 1-6 Baberton Loan, Juniper Green, Edinburgh. (in retrospect) - application no 18/05069/FUL 261 - 262

It is recommended that this application be **REFUSED**

Laurence Rockey

Head of Strategy and Communications

Committee Members

Councillor Neil Gardiner (Convener), Councillor Maureen Child (Vice-Convener), Councillor Chas Booth, Councillor Mary Campbell, Councillor George Gordon, Councillor Joan Griffiths, Councillor Max Mitchell, Councillor Joanna Mowat, Councillor Hal Osler, Councillor Rob Munn and Councillor Cameron Rose

Information about the Development Management Sub-Committee

The Development Management Sub-Committee consists of 11 Councillors and is appointed by the City of Edinburgh Council. The Development Management Sub-Committee usually meets in the Dean of Guild Court Room in the City Chambers on the High Street in Edinburgh. There is a seated public gallery and the meeting is open to all members of the public.

Further information

If you have any questions about the agenda or meeting arrangements, please contact Jamie Macrae, Committee Services, City of Edinburgh Council, Business Centre 2.1, Waverley Court, 4 East Market Street, Edinburgh EH8 8BG, Tel 0131 553 8242 / 0131 529 4237, email jamie.macrae@edinburgh.gov.uk / martin.scott@edinburgh.gov.uk.

A copy of the agenda and papers for this meeting will be available for inspection prior to the meeting at the main reception office, City Chambers, High Street, Edinburgh.

The agenda, minutes and public reports for this meeting and all the main Council committees can be viewed online by going to www.edinburgh.gov.uk/cpol.

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