

Notice of meeting and agenda

Planning Local Review Body (Panel 2)

10.00 am Wednesday, 27th May, 2020

Skype Meeting

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

Contacts

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1. Appointment of Convener

- 1.1 The Local Review Body is invited to appoint a Convener from its membership.

2. Order of Business

- 2.1 Including any notices of motion and any other items of business submitted as urgent for consideration at the meeting.

3. Declaration of Interests

- 3.1 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.

4. Minutes

- 4.1 Minute of the Local Review Body (Panel 2) of the 11 March 2020 – 9 - 20
submitted for approval as a correct record

5. Local Review Body - Procedure

- 5.1 Note of the outline procedure for consideration of all Requests for Review 21 - 24

6. Requests for Review

- 6.1 2 Bangholm Road, Edinburgh – Single storey extension to front, side and rear of existing end-terrace dwelling and related alterations – application no 19/05705/FUL 25 - 60

- (a) Decision Notice and Report of Handling
- (b) Notice of Review and Supporting Documents

Note: The applicant has requested that the review proceed on the basis of an assessment of the review documents and a site inspection

- 6.2 1 Commercial Street, Edinburgh – New decking area for external tables and chairs including a parasol with 4m cover, portable planters with perspex sound diffusers (in retrospect) – application no 19/04799/FUL 61 - 154

- (a) Decision Notice and Report of Handling
- (b) Notice of Review and Supporting Documents

Note: The applicant has requested that the review proceed on the

basis of an assessment of the review documents and a site inspection

- 6.3** 79 Durham Square, Edinburgh – Erect dwelling within garden ground – application no 19/04925/FUL 155 - 196
- (a) Decision Notice and Report of Handling
- (b) Notice of Review and Supporting Documents
- Note: The applicant has requested that the review proceed on the basis of an assessment of the review documents only
- 6.4** 25 Peffer Bank, Edinburgh – Construction of a building to replace previous in-situ structures and for its use for Class 11 (leisure) purposes – application no 19/04874/FUL 197 - 240
- (a) Decision Notice and Report of Handling
- (b) Notice of Review and Supporting Documents
- Note: The applicant has requested that the review proceed on the basis of an assessment of the review documents and a site inspection
- 6.5** 358 South Gyle Road (at Land 24m West of), Edinburgh – Planning permission in principle for the erection of a single dwelling house including car parking space – application no 19/04343/PPP 241 - 320
- (a) Decision Notice and Report of Handling
- (b) Notice of Review and Supporting Documents
- Note: The applicant has requested that the review proceed on the basis of an assessment of the review documents and a site inspection

7. Extracts of Relevant Policies from the Edinburgh Local Development Plan

- 7.1** Extracts of Relevant Policies from the Edinburgh Local Development Plan for the above review cases
- [Local Development Plan Online](#)
- Edinburgh Local Development Plan Policy DEL 4 (Edinburgh Park/South Gyle)
- Edinburgh Local Development Plan Policy DES 1 (Design Quality and Context)
- Edinburgh Local Development Plan Policy DES 4 (Development

Design - Impact on Setting)

Edinburgh Local Development Plan Policy DES 5 (Development Design - Amenity)

Edinburgh Local Development Plan Policy DES 8 (Public Realm and Landscape Design)

Edinburgh Local Development Plan Policy DES 10 (Waterside Development)

Edinburgh Local Development Plan Policy DES 12 (Alterations and Extensions)

Edinburgh Local Development Plan Policy EMP 9 (Employment Sites and Premises)

Edinburgh Local Development Plan Policy ENV 12 (Trees)

Edinburgh Local Development Plan Policy ENV 21 (Flood Protection)

Edinburgh Local Development Plan Policy HOU 1 (Housing Development)

Edinburgh Local Development Plan Policy HOU 4 (Housing Density)

Edinburgh Local Development Plan Policy HOU 7 (Inappropriate Uses in Residential Areas)

Edinburgh Local Development Plan Policy RET 7 (Entertainment and Leisure Developments - Preferred Locations)

Edinburgh Local Development Plan Policy RET 8 (Entertainment and Leisure Developments - Other Locations)

Edinburgh Local Development Plan Policy RET 11 (Food and Drink Establishments)

Edinburgh Local Development Plan Policy TRA 2 (Private Car Parking)

Edinburgh Local Development Plan Policy TRA 3 (Private Cycle Parking)

8. Non-Statutory Guidance

- 8.1 [Edinburgh Design Guidance](#)
- 8.2 [Guidance for Businesses](#)
- 8.3 [Guidance for Householders](#)
- 8.4 [The Leith Conservation Area Character Appraisal](#)

Laurence Rockey

Head of Strategy and Communications

Committee Members

Councillor Chas Booth, Councillor Maureen Child, Councillor Rob Munn, Councillor Hal Osler and Councillor Cameron Rose.

Information about the Planning Local Review Body (Panel 2)

The City of Edinburgh Council Planning Local Review Body (LRB) has been established by the Council in terms of the Town and Country Planning (Schemes of Delegation and Local Review Procedure) (Scotland) Regulations 2008. The LRB's remit is to determine any request for a review of a decision on a planning application submitted in terms of the Regulations.

The LRB comprises a panel of five Councillors drawn from the eleven members of the Planning Committee. The LRB usually meets every two weeks, with the members rotating in two panels of five Councillors.

Further information

If you have any questions about the agenda or meeting arrangements, please contact Blair Ritchie, Committee Services, City of Edinburgh Council, Business Centre 2.1, Waverley Court, 4 East Market Street, Edinburgh EH8 8BG, Tel 0131 529 4085, email blair.ritchie@edinburgh.gov.uk.

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