

Development Management Sub Committee

report returning to Committee - Wednesday 16 June 2021

**Application for Planning Permission 17/00168/FUL
at land 100 Metres South of 1, Lauriston Place, Edinburgh.
Application for planning permission proposing the erection
of residential development and ancillary works together
with a mix of class 1, 2 and 3 uses at ground floor level (as
amended).**

Item number

Report number

Wards

A10 - Meadows/Morningside (Pre May 2017)

Recommendations

It is recommended that this application be Granted subject to the details below.

Background information

The Committee was minded to grant planning permission on 21 February 2018 subject to the conclusion of a legal agreement within six months of that date to secure developer contributions towards education, healthcare, transport and affordable housing. The period for conclusion of the legal agreement has expired.

The case was identified as a legacy application. The applicant has now indicated that it wishes to progress with the legal agreement, therefore a four month period to conclude the legal agreement is recommended.

Main report

There are no new material planning considerations which affect the Development Management Sub-Committee decision on 21 February 2018 that it was minded to grant this application subject to a legal agreement first being concluded to secure the necessary contributions towards education, healthcare, transport and affordable housing.

The agreement specifically seeks the following:

- a financial contribution of £23,520 towards education infrastructure actions identified within the Boroughmuir James Gillespie's Education Contribution Zone;
- a financial contribution of £53,702 towards the provision of affordable housing;
- a financial contribution of £12,500 towards the provision of two car club vehicles in the area;
- a financial contribution of £106,029 towards the re-provision of existing healthcare premises as identified within the Meadows contribution zone.

The legal agreement was not originally taken forward at the time as the applicant was working closely with the University of Edinburgh to deliver the scheme on the category A listed building adjacent. However, through further dialogue the applicant has indicated that they wish to continue with the legal agreement for this application.

It is recommended a four month extension is added for concluding the legal agreement to enable planning permission thereafter to be released.

If no meaningful progress is made the application will be reported back to committee with a recommendation for refusal.

Links

Policies and guidance for this application

LDES01, LDEL02, LDES03, LDES04, LDES05, LDES06, LDES08, LEN06, LDES11, LEN01, LEN03, LEN08, LEN09, LHOU01, LHOU02, LHOU03, LHOU04, LHOU06, LTRA02, LTRA03, NSDCAH, NSGD02, NSLBCA, CRPMAR, CRPSSI,

A copy of the original Committee report can be found in the list of documents at

<https://citydev-portal.edinburgh.gov.uk/idoxpa-web/applicationDetails.do?activeTab=documents&keyVal=OJXOK4EWJN800>

Or Council Papers online

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