

Minutes

Development Management Sub-Committee of the Planning Committee

10.00 am, Wednesday 2 June 2021

Present:

Councillors Gardiner (Convener), Child (Vice-Convener), Booth, Mary Campbell, Griffiths, Mitchell, Mowat, Rose, Neil Ross (substituting for Councillor Osler) and Ethan Young.

1. Minutes

Decision

To approve the minute of the Development Management Sub-Committee of 19 May 2021 as a correct record

2. General Applications and Miscellaneous Business

The Sub-Committee considered reports on planning applications listed in Sections 4 and 7 of the agenda for this meeting.

Requests for Presentations

Councillors Neil Ross and Ward Councillor Lang requested a hearing in respect of Item 4.3 – 84N Barnton Park View, Edinburgh

Declaration of interest

Councillor Neil Ross declared a financial interest in Item 7.2 and 7.3 – 109, 110 and 111 Princes Street and 144-150 Rose Street (Debenhams) as an owner of ordinary shares in Legal and General Investment Management who were the applicants and did not take part in the discussion and decision on these items.

Dissent

Councillor Booth requested that his dissent be recorded in respect of the decision on Item 7.1 – 106 – 162 Leith Walk, Edinburgh, EH6 5DX

Decision

To determine the applications as detailed in the Appendix to this minute.

(Reference – reports by the Chief Planning Officer, submitted.)

Appendix

Agenda Item No. / Address	Details of Proposal/Reference No	Decision
<p>Note: Detailed conditions/reasons for the following decisions are contained in the statutory planning register.</p>		
<p>4.1 – 2F4 3 Albert Street, Edinburgh EH7 5HL</p>	<p>Change of use from residential to short stay lets use - application no 21/01109/FUL</p>	<p>To REFUSE planning permission for the reasons as set out in section 3 of the report by the Chief Planning Officer</p>
<p>4.2 - 2F1 5 Albert Street, Edinburgh EH7 5HL</p>	<p>Change of use from residential to short stay let use - application no 21/01108/FUL</p>	<p>To REFUSE planning permission for the reasons as set out in section 3 of the report by the Chief Planning Officer</p>
<p>4.3 - 84N Barnton Park View, Edinburgh</p>	<p>Conversion of existing lockup garage (formerly a railway bridge) into a three bedroom dwelling - application no 18/02021/FUL</p>	<p>1) To DEFER the application to a future meeting of the development management sub-committee to allow an Ecological protected species survey to be conducted.</p> <p>2) To AGREE the application would be a presentation item when it is brought back to the development management sub-committee.</p>
<p>4.4 - 1F1 37 and 33 1F Queensferry Street, Edinburgh EH2 4QS</p>	<p>Change of use from offices and workshops to form two short term lease properties and associated alterations - application no 21/00750/FUL</p>	<p>To note that the application had been WITHDRAWN by the applicant.</p>

Agenda Item No. / Address	Details of Proposal/Reference No	Decision
<p>4.5 - 1F1 37 and 1F 33 Queensferry Street, Edinburgh EH2 4QS</p>	<p>Internal alterations to form two properties for short term residential accommodation use - application no 21/00749/LBC</p>	<p>To note that the application had been WITHDRAWN by the applicant.</p>
<p>7.1 - 106 – 162 Leith Walk, Edinburgh EH6 5DX</p>	<p>Retention of and refurbishment of existing sandstone frontage building and change of use of units within it to Class 1 (shops), Class 2 (Financial, Professional and Other Services) , Class 3 (Food and Drink) and Class 4 (Business), demolition of industrial warehouse buildings and erection of two flatted buildings comprising a total of 148 flats, and provision of associated infrastructure, car parking, open space and landscaping – application no 20/05553/FUL</p>	<p>To GRANT planning permission subject to the conditions, reasons, informatives and a legal agreement as set out in section 3 of the report by the Chief Planning Officer excluding condition 12 and an additional condition that:</p> <p>Prior to the commencement of works on site, a plan showing a safeguard for a fully accessible route, as per the provisions of the Equality Act 2010, accessing the railway abutment from the western part of the site, shall be submitted for approval by the Planning Authority.</p> <p>Dissent</p> <p>Councillor Booth requested that his dissent be recorded in respect of this item.</p>
<p>7.2 - 109, 110 and 111 Princes Street and 144-150 Rose Street (Debenhams)</p>	<p>Proposed redevelopment + change of use of existing premises to form hotel with rooftop bar/restaurant, active uses at lower floors including restaurant/bar/retail/flexible meeting/event/venue space, health suite/gym, together with ancillary uses, associated works/alterations/demolitions (use classes 1/2/3/4/7/11 and sui generis) – application no 20/05554/FUL</p>	<p>To GRANT planning permission subject to the conditions, reasons, informatives and a legal agreement as set out in section 3 of the report by the Chief Planning Officer</p>

Agenda Item No. / Address	Details of Proposal/Reference No	Decision
<p>7.3 - 109, 110 and 111 Princes Street, 112 Princes Street and 144-150 Rose Street (Debenhams)</p>	<p>Application for listed building consent proposing the selective demolition of department store structure (Debenhams) behind retained listed facade, external and internal alterations including extensions, to form hotel and associated uses together with ancillary works – application no 20/05442/LBC</p>	<p>To GRANT listed building consent subject to the conditions, reasons and informatives as set out in section 3 of the report by the Chief Planning Officer</p>