

## Sarah Forsyth

---

**From:** Phil Pritchett <phil@pritchettplanning.co.uk>  
**Sent:** 15 March 2023 12:02  
**To:** Gina Bellhouse  
**Cc:** Local Review Body; Blair Ritchie  
**Subject:** RE: APPLICATION NO 22/02672/FUL - REQUEST FOR REVIEW – 45 - 47 SHANDWICK PLACE, EDINBURGH  
**Attachments:** RE: Planning Application 22/02672/FUL  
  
**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

Good morning Gina

Please could you perhaps give me a call on this so that I am clear on the further information requested. I attach for your information a plan and email from the application process which informed the officer where the nearest residential properties are located. They are some distance away. From my experience I queried with the officer why it was necessary to undertake any form of noise assessment as there is no line of sight and no impact that could be assessed given the distance to the nearest residential neighbours. I had no response to this email and I am not clear as to whether the Environmental Protection officers were aware that there are no residential neighbours.

We also note the debate at the LRB relating to the upper floor of the property. In this regard it can be seen from the floor plans lodged that the only access into the upper floor is from the commercial unit below and this space can only be used for storage given its poor configuration and head height. It has never been used for any other purpose.

Can you let me know when the LRB would like to undertake a site visit and also let me know whether any further information is actually required relating to the proposed rear flue and noise issues as this would not appear to be a relevant or material planning issue.

Regards

**Phil Pritchett**

Pritchett Planning Consultancy  
PO Box 8052  
Edinburgh, EH16 5ZF  
M: 07901557484  
E: [phil@pritchettplanning.co.uk](mailto:phil@pritchettplanning.co.uk)

This email is intended only for the addressee named above and may contain confidential or privileged information. If you are not the named addressee or the person responsible for delivering the message to the named addressee please be kind enough to telephone us immediately. The contents should not be disclosed to anyone nor copies taken. If you contact us by email, we may store your name and address to facilitate communication. We take reasonable precautions to ensure that our emails are virus free. However, we accept no responsibility for any virus transmitted by us and recommend that you subject any incoming email to your own virus checking procedures.

---

**From:** Gina Bellhouse [mailto:[Gina.Bellhouse@edinburgh.gov.uk](mailto:Gina.Bellhouse@edinburgh.gov.uk)]  
**Sent:** 02 March 2023 19:35  
**To:** Phil Pritchett <phil@pritchettplanning.co.uk>  
**Cc:** Local Review Body <[LocalReviewBody@edinburgh.gov.uk](mailto:LocalReviewBody@edinburgh.gov.uk)>; Blair Ritchie <[Blair.Ritchie@edinburgh.gov.uk](mailto:Blair.Ritchie@edinburgh.gov.uk)>  
**Subject:** APPLICATION NO 22/02672/FUL - REQUEST FOR REVIEW – 45 - 47 SHANDWICK PLACE, EDINBURGH

Dear Mr Pritchett,

As you may be aware, at the meeting of the Local Review Body on 22 February 2023, the Panel made a request under [The Town and Country Planning \(Schemes of Delegation and Local Review Procedure \(Scotland\) Regulations 2013](#) Regulation 15, for further written submissions, and specifically:

‘To continue consideration of the application for further written submissions from the applicant regarding the potential impact of the proposals on the neighbouring properties in terms of noise and ventilation, to allow both the planning officer and the applicant/agent the opportunity to consider the proposals in regard to the policies 27 and 28 as set out in National Planning Framework 4 (NPF4), and to allow for a site visit to take place.’

On the basis of the above, I would be grateful if you could provide the requested information, ensuring you copy any responses to the Local Review Body and myself.

With regards to the site visit, I will liaise with the Panel and the Committee Clerk and come back to you with a suggested date, in the hope that you can provide the required access to the premises.

Many thanks,

Gina

Gina Bellhouse | Team Manager | Service Development and Appeals | Planning and Building Standards | Sustainable Development | Place Directorate | The City of Edinburgh Council | Waverley Court | Level G:3 | 4 East Market Street | Edinburgh | EH8 8BG | (Mon to Thurs) | [gina.bellhouse@edinburgh.gov.uk](mailto:gina.bellhouse@edinburgh.gov.uk) | [www.edinburgh.gov.uk](http://www.edinburgh.gov.uk) Latest Planning updates <http://twitter.com/planningedin> and <http://planningedinburgh.com/>

Our office is still closed and we are working from our homes using email and other online communications.

**Have you signed up to the [Planning Blog](#)? We will be using the Planning Blog to communicate and consult on important changes and improvements to the Planning service in 2021. Please sign up to the [Planning Blog](#) to make sure you are up-to-date.**

You can access our services at [www.edinburgh.gov.uk/planning-building](http://www.edinburgh.gov.uk/planning-building)

Follow us on Twitter [@planningedin](https://twitter.com/planningedin)



\*\*\*\*\*

This email and files transmitted with it are confidential and are intended for the sole use of the individual or organisation to whom they are addressed.

If you have received this eMail in error please notify the sender immediately and delete it without using, copying, storing, forwarding or disclosing its contents to any other person.

The Council has endeavoured to scan this eMail message and attachments for computer viruses and will not be liable for any losses incurred by the recipient.

\*\*\*\*\*