

Development Control Sub Committee
19 November 1996

Irvine, 19 November 1996 - At a Meeting of the Development Control Sub-Committee of North Ayrshire Council at 2.00 p.m.

Present

David Munn, Margaret Highet, Thomas Morris, Robert Rae and Robert Reilly.

In Attendance

B. Forrest, Principal Officer Planning, D. Cartmell, Team Leader Development Control (Planning, Roads and Environment), S. Bale, Administration Officer and A. Little, Assistant Administration Officer (Chief Executive and Corporate Support).

Chair

Mr Munn in the Chair.

Apologies for Absence

Jack Carson, Samuel Gooding and John Sillars.

1. Arran Local Plan Area

a) N/03/94/0026: Brodick: Shore Road

The Scottish Co-op, 95 Morrison Street, Glasgow have applied for planning permission for the erection of (a) an internally illuminated totem pole sign and (b) an internally illuminated fascia sign at the supermarket on Shore Road/Alma Road, Brodick, Isle of Arran. Both signs are already in place although the existing totem pole sign is higher than that now being proposed. An objection has been received from Ms J Small, Brodick Post Office, Mayish Road, Brodick.

Having considered the terms of the objection the Sub-Committee agreed to grant the application subject to the following conditions:-

(1) That the displays shall be for a period of five years from the date of this consent.

(2) That the signs shall be illuminated only during the opening hours of the supermarket.

2. Garnock Valley Local Plan Area

a) N/01/96/0385: Dalry: Meiklemyre

On 31 October 1996, the Sub-Committee agreed to continue consideration of the application by Mr J G Crawford, Townhouse, Dickson Court, Beith for planning permission for a change of use and alterations to former farm buildings to form a house at Meiklemyre, Dalry to allow for preparation of a full report on the structural condition of the property and to clarify the situation with regard to the water supply. Objections were received previously from Doctors Arnott, Meiklemyre Farm, Dalry, Mr D McNeil, Danmar, Dalry, Messrs R & M Wilson, Dykes Farm, Dalry and D & J Reid, Whitecraig Farm, Dalry.

The Sub-Committee viewed slides and plans showing the existing condition of the property and the proposed alterations. Legal rights with regard to the proposed water supply

remain unresolved and a condition has been added to the recommendation to prevent use of the property without a wholesome water supply. The Sub-Committee agreed to grant the application subject to the following conditions:-

(1) That notwithstanding the permission granted by Article 3 of and Classes 1 and 3 of Part 1 of the Town and Country Planning (General Permitted Development) (Scotland) Order 1992 (or any Order revoking or re-enacting that Order) the express approval of North Ayrshire Council as Planning Authority shall be required in respect of any development within the curtilage of the dwellinghouse.

(2) That the siting and type of septic tank shall be agreed in writing with North Ayrshire Council as Planning Authority prior to its installation.

(3) That the surface water drainage shall be excluded from the septic tank.

(4) That the use as a dwellinghouse shall not commence until: (i) the conversion works and alterations shown on the plans hereby approved have been fully completed to the satisfaction of North Ayrshire Council as Planning Authority; and (ii) the proposed dwellinghouse has been provided with an adequate and wholesome water supply, and to which the applicants have a legal entitlement.

3. North Coast and Cumbraes Local Plan Area

c) N/01/96/0457: Millport: Golf Road: Site to the north east of Millburn House

On 31 October 1996, the Sub-Committee agreed to continue consideration of the application by Mr and Mrs T Barbour, 18 Bute Terrace, Millport for planning permission to erect a dwelling house at Golf Road, Millport to allow the Chair, Vice-Chair and local member to visit the site and to allow for further discussion with the applicant's Architect regarding revision of the design.

The Chair, Vice-Chair, local member, the Team Leader Development Control and an Administration Officer visited the site on 13 November 1996 where the proposed development and its context were noted. Revised plans for the design of the building submitted by the applicant's Architect were also considered at the site visit.

After a full discussion and having considered the report of the site visit the Sub-Committee agreed to refuse the application on the following grounds:-

(1) That the proposed development would constitute over-development of the site by reason of the size of the dwellinghouse and its proximity to the boundaries of the site which would result in the house appearing to be crammed on to the site and would be detrimental to the amenity of the area, the appearance of Millport Conservation area and the setting of Millburn House which is a listed building.

The meeting ended at 2.25 p.m.