

**Planning Committee  
3 November 2021**

At a Meeting of the Planning Committee of North Ayrshire Council at 2.00 p.m. involving participation by remote electronic means.

**Present**

Tom Marshall, Timothy Billings, Robert Barr, Ian Clarkson, Robert Foster, Christina Larsen, Shaun Macaulay, Ellen McMaster, Ronnie McNicol and Donald Reid.

**In Attendance**

J. Miller, Chief Planning Officer, I. Davies and A. Hume, Senior Development Management Officers, L. Dempster and K. Gee, Technicians (Planning) (Economic Development and Regeneration); J. Law, Solicitor (Legal Services) and A. Little and H. Clancy, Committee Services Officers (Chief Executive's Service).

**Chair**

Councillor Marshall in the Chair.

**1. Declarations of Interest**

There were no declarations of interest by Members in terms of Standing Order 10 and Section 5 of the Code of Conduct for Councillors.

**2. Minutes**

The Minutes of the meeting of the Planning Committee held on 29 September 2021 were confirmed and the Minutes signed in accordance with Paragraph 7 (1) of Schedule 7 of the Local Government (Scotland) Act 1973.

**3. 21/00855/CON - Campbelton Farm, Hunterston Estate, West Kilbride**

The Scottish Government's Energy Consents Unit has consulted the Council, as Planning Authority, on an application under S.36 of the Electricity Act 1989, as amended. The application is for the 'Installation and operating of a grid services facilities including the storage and management of energy and associated infrastructure.' The development is considered to have an export capacity of up to 450 megawatts and would be operational for 40 years.

The Committee unanimously agreed to grant the application subject to the following conditions:-

1. Prior to the commencement of the development a Construction Management and Traffic Management Plan shall be submitted to the Council, as Planning Authority, for approval. The Plan shall include details of managing traffic to ensure the safe use of the core path network by non-motorised transport. The development will thereafter proceed in accordance with any Plan as may be approved

2. That prior to the commencement of the development, details of the finish for the access from Beech Avenue shall be submitted to the Council, as Planning Authority,
3. That prior to the commencement of the development a dust management plan shall be submitted to the Council, as Planning Authority, for approval. Any plan as may be approved shall thereafter be implemented during construction.
4. That prior to the commencement of the development, details of the external finishes for the synchronous condenser building shall be submitted to the Council, as Planning Authority, for written approval. The development will thereafter proceed in accordance with any details as may be approved.
5. The rated noise level, as defined in BS 4142:2014+A1:2019, from the operation of the proposed grid services facilities, must not exceed the background noise level at the curtilage of any noise sensitive property existing or consented at the time of application.
6. That prior to the commencement of the development, details of the proposed land drainage and surface water management infrastructure and a demonstration that the development adequately addresses the recommendations of the Flood Risk Assessment, shall be submitted for the written approval of North Ayrshire Council, as Planning Authority. The development will thereafter be carried out in accordance with the details as may be approved.
7. That prior to the commencement of the development, details of the proposed landscaping be submitted to the Council, as Planning Authority, for approval. Any planting etc as may be approved shall be carried out in the first planting season and seeding season following the completion of the development. Any trees, plants etc. which, within a period of five years from the completion of the landscaping die, are removed or become seriously damaged or diseased shall be replaced in the next planting season with others of a similar size and species, unless North Ayrshire Council as Planning Authority gives written consent to any variation.

The meeting ended at 2.20 p.m.