

THE FIFE COUNCIL - NORTH EAST PLANNING COMMITTEE – REMOTE MEETING

18th November, 2020

1.37 p.m. – 3.37 p.m.

PRESENT: Councillors Donald Lothian (Convener), Tim Brett, Bill Connor, Andy Heer, Linda Holt, Jane Ann Liston, David MacDiarmid, Karen Marjoram, Tony Miklinski, Dominic Nolan, Bill Porteous, Jonny Tepp, Brian Thomson and Ann Verner.

ATTENDING: Alastair Hamilton, Service Manager - Development Management, Economy, Planning & Employability Services; Steven Paterson, Solicitor and Diane Barnet, Committee Officer, Legal & Democratic Services.

219. DECLARATIONS OF INTEREST

No declarations of interest were made in terms of Standing Order No. 7.1.

220. MINUTE

The Committee considered the minute of the North East Planning Committee of 21st October, 2020.

Decision

The Committee agreed to approve the minute.

221. 20/01764/FULL - LAND AT CORNER OF SCHOOL ROAD AND ELLICE STREET, CELLARDYKE

The Committee considered a report by the Head of Planning relating to an application for alterations and repairs to boundary wall including the installation of gate and erection of fence (part retrospect).

Motion

Councillor Miklinski, seconded by Councillor Liston, moved that the application be approved, subject to an amendment to Condition 3 to read –

'Before any work starts on site, details of the specification and colour of the proposed render and coping stone to the wall shall be submitted for approval in writing by this Planning Authority. For the avoidance of doubt, the render finishing material to the wall shall be traditional lime mortar.'

Amendment

Councillor Porteous, seconded by Councillor Holt, moved as an amendment, that the application be refused on the grounds that the proposed development:

(1)/

2020 NEPC 136

- (1) did not comply with Policies 1, 10 and 14 of the Adopted FIFEplan (2017), Scottish Planning Policy (2014) and Fife Council's Cellardyke Conservation Area Appraisal and Management Plan 2015 – as the proposed alterations and repairs to the boundary wall would be discordant and intrusive having a detrimental impact on the Conservation Area; and
- (2) did not comply with Policies 1, 10 and 14 of the Adopted FIFEplan (2017) and Making Fife's Places Supplementary Guidance (2018) – due to the detrimental impact of the proposed development on the residential amenity of neighbouring garden ground.

Roll Call

For the Motion - 12 votes

Councillors Brett, Connor, Heer, Liston, Lothian, Marjoram, MacDiarmid, Nolan, Miklinski, Tepp, Thomson and Verner.

For the Amendment - 2 votes

Councillors Holt and Porteous.

Having received a majority of votes, the motion was accordingly carried.

Decision

The Committee agreed in terms of the motion and the application was approved, subject to the 4 conditions and for the reasons detailed in the report (with an amendment to Condition 3 as outlined in the motion).

222. 20/01882/FULL - EDENWOOD, 53 HIGH STREET, EARLSFERRY

The Committee considered a report by the Head of Planning relating to an application for the erection of outbuilding to rear of dwellinghouse (part retrospect).

Motion

Councillor Holt, seconded by Councillor Porteous, moved that the application be refused on the grounds that the proposed development did not comply with Policies 1, 10 and 14 of the Adopted FIFEplan (2017), Fife Council's Making Fife Places Supplementary Guidance (2018) and the Elie and Earlsferry Conservation Area Appraisal and Management Plan 2013 – due to the detrimental impact of the development on residential amenity and on the Conservation Area and foreshore due to its size, design and location.

Amendment

Councillor Liston, seconded by Councillor Brett, moved as an amendment to approve the application according to officer recommendation.

Roll Call/

Roll Call

For the Motion - 4 votes

Councillors Holt, MacDiarmid, Miklinski and Porteous.

For the Amendment - 10 votes

Councillors Brett, Connor, Heer, Liston, Lothian, Marjoram, Nolan, Tepp, Thomson and Verner.

Having received a majority of votes, the amendment was accordingly carried.

Decision

The Committee agreed in terms of the amendment to approve the application subject to the one condition and for the reason detailed in the report.

223. APPLICATIONS FOR PLANNING PERMISSION, BUILDING WARRANTS AND AMENDED BUILDING WARRANTS DEALT WITH UNDER DELEGATED POWERS

Decision

The Committee:-

- (1) agreed to note the lists of applications dealt with under delegated powers for the period 5th October to 1st November, 2020; and
 - (2) requested the case officer's name and a weblink to the planning application on the Council's Planning Portal be included in the lists of applications going forward.
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