

## **SOUTH AYRSHIRE LOCAL REVIEW BODY.**

Minutes of meeting in County Buildings, Wellington Square, Ayr,  
on 24th August 2016 at 2.00 p.m.

Present: Councillors Peter Convery (Chair), Ian Cavana, Ian Douglas, Ann Galbraith, Sandra Goldie and William J. Grant.

Apologies: Councillors Andy Campbell and Hugh Hunter.

Attending: M. Vance, Solicitor (Legal Adviser); A. Cooke, Priority Projects Co-Ordinator (Acting) (Planning Adviser); S. Smith, Administrative Assistant; and D. Moore, Committee Services Assistant.

**Councillor Convery had not been present when the Reviews relating to items 3 and 4 below had previously been considered and subsequently Councillor Goldie took the Chair at this point.**

### **1. Declarations of Interest.**

There were no declarations of interest by Members of the Body in terms of Council Standing Order No. 17 and the Councillors' Code of Conduct.

### **2. Minutes of previous meeting.**

The minutes of 21st June 2016 were submitted and approved ([issued](#)).

### **3. Continuation of Review following an accompanied site visit – Erection of four dwellinghouses with vehicular access at 12 Monktonhill Road, Troon (Ref: 15/01473/APP).**

Reference was made to the Minutes of 21st June 2016 (Page 1, paragraph 3) when it had been agreed that the Review be continued to a further meeting of this Body to allow an accompanied site visit by Members of the Body, which had been held on 15th August 2016.

Having heard the Chair, the Legal Adviser to the Body and the Planning Adviser to the Body, the Body again considered the [papers](#) relating to the Review with particular emphasis on the grounds on which the application had been refused.

Councillor Douglas moved that the decision of the Appointed Officer to refuse the application be upheld but failed to find a seconder and subsequently his Motion fell.

**Decided:**

- (1) to request the Council's Head of Housing and Facilities to provide information on the applicant's responsibilities under the Affordable Housing Policy;
- (2) to request the applicant to provide details of the drainage proposals for this site; and
- (3) to continue consideration of this Review to a future meeting of this Body for further consideration and decision after the information in respect of (1) and (2) above had been obtained and the appropriate parties had been given an opportunity to comment thereon.

**4. Continuation of Review following an accompanied site visit – Part change of use of dwellinghouse to form physiotherapy practice at 1 MacIntyre Road, Prestwick (Ref: 15/01405/APP).**

Reference was made to the Minutes of 21st June 2016 (Page 2, paragraph 4) when it had been agreed that the Review be continued to a further meeting of this Body to allow an accompanied site visit by Members of the Body which had been held on 15th August 2016.

Having heard the Chair, the Legal Adviser to the Body and the Planning Adviser to the Body, the Body again considered the [papers](#) relating to the Review with particular emphasis on the grounds on which the application had been refused.

**Decided:** to overturn the decision of the appointed officer and to grant the application subject to the following conditions:-

- (1) that the development hereby granted shall be implemented in accordance with the approved plan(s) as listed below and as forming part of this permission unless a variation required by a condition of the permission or a non-material variation has been agreed in writing by the Planning Authority;
- (2) that this planning permission shall enure for the benefit of the applicant, namely Mrs Carol Skeoch only and no other person shall work in the physiotherapy practice at the property;
- (3) that the physiotherapy practice shall be operated only within the converted integral garage as shown in the approved plans and in no other part of the dwellinghouse;
- (4) that the physiotherapy practice use shall not take place outside the hours of 9am to 7pm on two days per week, to be approved in writing by the planning authority before the use hereby approved commences;
- (5) that off street parking provision shall be provided within the site in accordance with the submitted and approved layout plan.

**Reasons:**

- (1) to ensure that the development is carried out in accordance with the approved plans unless otherwise agreed;
- (2) the development is considered to be acceptable on the basis of a personal permission and to limit any expansion of the business;
- (3) to limit any expansion of the business;
- (4) to limit any expansion of the business and in terms of residential amenity; and
- (5) in the interest of road safety and to ensure adequate off-street parking provision. To reduce the potential for congestion and obstruction caused by off-site car parking.

**Reason for decision:**

The siting and design of the development hereby approved is considered to be acceptable as there is considered to be no significant adverse impact on the amenity of neighbouring land and buildings.

**List of Approved Plans:**

Drawing - Reference No (or Description): LOC01 A;  
Drawing - Reference No (or Description): 02;  
Drawing - Reference No (or Description): PROPOSED FLOOR PLANS; and  
Drawing - Reference No (or Description): PARKING LAYOUT.

**At this point, Councillor Convery took the Chair.**

**5. New Case for Review – Erection of dwellinghouse and detached garage at Harpercroft Farm C32 Dundonald B730 – Dundonald Road, Loans (Ref: 16/00357/APP).**

There were submitted the relevant papers ([issued](#)) relating to a request to review the decision to refuse an application for planning permission for the erection of a dwellinghouse and detached garage at Harpercroft Farm, C32 Dundonald B730 – Dundonald Road, Loans.

Having heard the Chair, the Legal Adviser to the Body and the Planning Adviser to the Body, the Body considered the papers relating to the Review with particular emphasis on the grounds on which the application had been refused.

**Decided:**

- (1) to request the Appointed Officer to provide comment on the new material provided by the Applicant; and
- (2) to continue consideration of this Review to a future meeting of this Body for further consideration and decision after the information in respect of (1) above had been obtained and the appropriate parties had been given an opportunity to comment thereon and following an accompanied site visit to assess the application site in its setting and the surrounding area.

**6. New Case for Review – Erection of building as a beauty salon at 85 Lochlea Drive, Ayr (Ref: 16/00168/APP).**

There were submitted the relevant papers ([issued](#)) relating to a request to review the decision to refuse an application for planning permission for the erection of a building as a beauty salon at 85 Lochlea Drive, Ayr.

Having heard the Chair, the Legal Adviser to the Body and the Planning Adviser to the Body, the Body considered the papers relating to the Review with particular emphasis on the grounds on which the application had been refused.

**Decided:**

- (1) to request the Appointed Officer to provide comment on the new material provided by the Applicant; and
- (2) to continue consideration of this Review to a future meeting of this Body for further consideration and decision after the information in respect of (1) above had been obtained and the appropriate parties had been given an opportunity to comment thereon and following an accompanied site visit to assess the application site in its setting and the surrounding area.

The meeting finished at 3.15 p.m.