

PLANNING COMMITTEE

At a Meeting of the Planning Committee held in the Council Chamber, Clydebank Town Hall, Dumbarton Road, Clydebank on Wednesday, 10 October 2018 at 10.00 a.m.

Present: Bailie Denis Agnew and Councillors Jim Brown, Karen Conaghan, Diane Docherty and John Mooney.

Attending: Pamela Clifford, Planning and Building Standards Manager; Erin Goldie, Team Leader – Development Management; Bernard Darroch, Lead Planning Officer; John Walker, Assistant Engineering Officer (Roads); Pat Hoey, Service Co-ordinator, Environmental Health; Nigel Ettles, Section Head – Litigation and Craig Stewart, Committee Officer.

Apologies: Apologies for absence were intimated on behalf of Councillors Gail Casey, Jim Finn, Douglas McAllister, Marie McNair and Lawrence O'Neill.

Councillor Diane Docherty in the Chair

DECLARATIONS OF INTEREST

Bailie Agnew declared a non-financial interest in Item 6(a) on the agenda, 'DC18/137 - Formation of a sports pitch, including resurfacing, fencing, landscaping and installation of lighting at Cornock Street, Clydebank by West Dunbartonshire Council' and having explained the circumstances and taken advice from the Legal Officer, advised that he would remain in the meeting and take part in the decision in relation to this item.

MINUTES OF PREVIOUS MEETING

The Minutes of Meeting of the Planning Committee held on 19 September 2018 were submitted and approved as a correct record.

NOTE OF VISITATION

A Note of Visitation carried out on 18 September 2018, a copy of which forms Appendix 1 hereto, was submitted and noted.

OPEN FORUM

The Committee noted that no open forum questions had been submitted by members of the public.

PLANNING APPLICATIONS

Reports were submitted by the Strategic Lead – Regulatory in respect of the following planning applications:-

- (a) **DC18/137 – Formation of a sports pitch, including resurfacing, fencing, landscaping and installation of lighting at Cornock Street, Clydebank by West Dunbartonshire Council.**

Reference was made to a site visit which had been undertaken in respect of the above application. The Team Leader – Development Management was heard in further explanation of the report.

The Chair then invited Mr Craig Edwards, Mr Alan McMullen (applicant) and Mr Rikki Wilson to address the Committee, and all were heard in support of the application.

After discussion and having heard the Team Leader – Development Management in further explanation and in answer to Members' questions, the Committee agreed to grant planning permission subject to the conditions set out in Section 9 of the report, as detailed within Appendix 2 hereto.

- (b) **DC18/177 – Change of use of units 3 and 4 (from Class 1 retail and Class 10 Education facility) to Class 11 leisure facility at 32 High Street, Dumbarton by Energie Scotland.**

The Planning and Building Standards Manager was heard in further explanation of the report. The Committee agreed to grant planning permission subject to the conditions set out in Section 9 of the report, as detailed within Appendix 2 hereto.

- (c) **DC18/162 - Removal of existing 15m telecommunications monopole mast, installation of replacement 17.58m monopole mast, 2 in number 0.6m diameter dishes and ancillary equipment cabinet at Argyll Road, Clydebank by MBNL on behalf of EE Limited and HG3 Limited.**

The Planning and Building Standards Manager was heard in further explanation of the report. The Committee agreed to grant planning permission subject to the conditions set out in Section 9 of the report, as detailed within Appendix 2 hereto.

The meeting closed at 10.48 a.m.

PLANNING COMMITTEE

NOTE OF VISITATION – 18 SEPTEMBER 2018

Present: Councillors Jim Brown, Karen Conaghan, Caroline McAllister and Marie McNair.

Attending: Erin Goldie, Team Leader – Development Management.

SITE VISIT

A site visit was undertaken in connection with the undernoted planning applications:-

Former United Reform Church, Leven Street, Dumbarton

DC16/175: Conversion and extension to former church to form 10 dwellings with associated alterations and parking.

DC17/092: Conversion and extension to former church (listed building) into residential use with associated alterations and parking at Former United Reformed Church, Leven Street, Dumbarton by Mr Paul Wilson.

DC18/137 – Formation of a sports pitch, including resurfacing, fencing, landscaping and installation of lighting at Cornock Street, Clydebank by West Dunbartonshire Council.

GRANT planning permission subject to the following conditions:-

1. Prior to the commencement of works, full details of all hard surfaces shall be submitted for the further written approval of the Planning Authority. The hard surfaces shall thereafter be completed in accordance with the approved details prior to the facility being made available for use.
2. The floodlighting to be erected on site shall be switched off at 8pm on a daily basis.
3. No development shall take place on site until such time as details (including specific luminaire and lamp type; beam control; wattage; the use of reflectors; baffles; louvers; cowling; lux contours/distribution diagrams and columns types/colours) of the floodlights have been submitted to and approved in writing by the Planning Authority. The floodlights shall then be implemented in accordance with the approved details and shall be maintained in this condition. Any subsequent changes to their position or specification shall be subject to the prior written approval of the Planning Authority.
4. Prior to the commencement of works on site, full details of the design and location of two cycle racks shall be submitted for the further written approval of the Planning Authority. The development shall thereafter be completed in accordance with the approved details prior to the facility being made available for use.
5. No development shall take place until full details of landscaping works have been submitted to and approved in writing by the Planning Authority, details must comply with Advice Note 3 'Potential Bird Hazards from Amenity Landscaping & Building Design' (available at <https://www.aoa.org.uk/>). These details shall include the species, number and spacing of trees and shrubs. No subsequent alterations to the approved landscaping scheme shall take place unless submitted to and approved in writing by the Planning Authority in consultation with Glasgow Airport. The scheme shall thereafter be implemented as approved prior to the facility being made available for use.

DC18/177 – Change of use of units 3 and 4 (from Class 1 retail and Class 10 Education facility) to Class 11 leisure facility at 32 High Street, Dumbarton by Energie Scotland.

GRANT planning permission subject to the following condition:-

Notwithstanding the Town and Country Planning (Use Classes) (Scotland) Order 1997, prior written consent of the Planning Authority will require to be sought for any change of use of unit 3 or 4 from a gym.

DC18/162 – Removal of existing 15m telecommunications monopole mast, installation of replacement 17.58m monopole mast, 2 in number 0.6m diameter dishes and ancillary equipment cabinet at Argyll Road, Clydebank by MBNL on behalf of EE Limited and HG3 Limited.

GRANT full planning permission subject to the following conditions:-

1. Prior to commencement of works details of the colour/finish to be applied to all elements of the approved development shall be submitted to and approved in writing by the Planning Authority, and the development shall thereafter be implemented as approved.
2. The proposed mast and associated equipment cabinets shall be removed when these are no longer operational, and the site shall then be reinstated to its former condition.
3. The existing mast shall be removed and the ground reinstated within 2 week of mast hereby permitted becoming operational.