

WEST DUNBARTONSHIRE COUNCIL
Report by Chief Officer – Regulatory & Regeneration
Licensing Committee – 7 August 2024

Subject: Application for grant of a Short Term Let Licence

1. Purpose

1.1 To consider an application for grant of a Short Term Let Licence submitted by Mr. Allan Argue, 28 South Biggar Road, Airdrie ML6 9LZ.

2. Recommendations

2.1 It is recommended that the application be considered and determined by the Committee.

3. Background

3.1 Mr. Allan Argue submitted an application for grant of a Short Term Let Licence to the Council on 16 November 2023 to operate on a secondary letting from the premises at Flat G/1 Mossview, Dalvait, Balloch G83 8LB.

3.2 No objection or representation has been submitted by the Police in connection with the application.

4. Main Issues

4.1 For the purpose of the discharge of their functions under the Civic Government (Scotland) Act 1982, the Committee must ordinarily reach a final decision on each application within the period of 9 months from the date the application was submitted.

4.2 The application submitted by Mr. Allan Argue was submitted on 16 November 2023 therefore a final decision on the application must be made no later than 15 August 2024.

4.3 When processing applications for a Short Term Let Licence, a copy of the application is sent externally to Police Scotland and Scottish Fire and Rescue for comment. The application form is also sent to Building Control and Environmental Health for their comments. When the premises is located in an area within the National Park boundary the application is sent to Lomond and Trossachs National Park Planning.

4.4 A response was received from Police Scotland on 28 November 2023 marked 'no police objection' and a 'no comments' response was received from Scottish Fire and Rescue on 27 November 2023.

- 4.5** On 17 January 2024 a response was received from Lomond and Trossachs Planning advising that they had no adverse comment to make in relation to the application.
- 4.6** On 21 March 2024 a response was received from Environmental Health advising that they had no adverse comment to make in relation to the application.
- 4.7** Having consulted Building Standards there are outstanding matters which have still to be addressed by the applicant. The outstanding matters are detailed at Appendix 1. An officer from Building Standards has been invited to the Committee to provide an update.
- 4.9** No objections or representations were received from members of the public.

5. People Implications

- 5.1** There are no personnel issues.

6. Financial Implications

- 6.1** There are no financial implications

7. Risk Analysis

- 7.1** There is no increased risk to the Council associated with the contents of this report.

8. Equalities Impact Assessment (EIA)

- 8.1** No impact assessment is required because this report does not involve any change to policies or services or financial decisions.

9. Consultation

- 9.1** Police Scotland, Scottish Fire and Rescue, Lomond & Trossachs National Park Planning, Building Standards, Environmental Health and Councillors representing the Lomond Ward were consulted in relation to the application. A site notice was displayed at the premises by the applicant for a period of 21 days allowing members of the public an opportunity to object.

10. Strategic Assessment

- 10.1** In terms of the Council's Strategic Priorities, the purpose of licensing is to ensure our Communities are Resilient and Thriving.

Chief Officer – Regulatory & Regeneration

Date 16 July 2024

Person to Contact: Robert Mackie,
Senior Officer (Licensing Section),
Licensing Team,
Municipal Buildings,
College Street,
Dumbarton,
G82 1NR.

Tel. No. (Direct line) 01389 738742.
robert.mackie@west-dunbarton.gov.uk

Appendices: 1. Consultation response from Building Standards

Background Papers:

1. Application for grant of a Short Term Let Licence submitted by Mr. Allan Argue, 28 South Biggar Road, Airdrie ML6 9LZ.
2. Letter to Mr. Argue, dated 17 July 2024.
3. Email to Building Standards dated 17 July 2024.

Wards Affected: Lomond