

MINUTE of MEETING of the DEVELOPMENT MANAGEMENT COMMITTEE of WEST LOTHIAN COUNCIL held within COUNCIL CHAMBERS, WEST LOTHIAN CIVIC CENTRE, on 28 SEPTEMBER 2016.

Present – Councillors Alexander Davidson (Chair), Stuart Borrowman, William Boyle, Lawrence Fitzpatrick, Greg McCarra and David Tait

Apologies – Councillors Tom Kerr, Harry Cartmill and Barry Robertson

1. ORDER OF BUSINESS

The committee agreed that Agenda Item 7 (Application No.0513/FUL/16 & 0514/LBC/16) be continued to a future meeting as two letters of representation had been omitted from the officer's report.

2. DECLARATIONS OF INTEREST

1. Agenda Item 9 (App No.0940/FUL/15) – Councillor Borrowman declared a non-financial interest in that his cousin was an objector to the application and therefore he would not participate in the item of business;
2. Agenda Item 8 (App no.0528/FUL/16) – Councillor McCarra declared a non-financial interest in that a relative was a resident of the estate but as their property was not affected by the proposal he would participate in the item of business; and
3. Agenda Item 6 (App No.0460/FUL/16) – Councillor Fitzpatrick declared a non-financial interest in that he was a council appointed member of West of Scotland Archaeology Service who were a statutory consultee on the application but would participate in the item of business.

3. MINUTE

The committee confirmed the Minute of its meeting held on 31 August 2016. The Minute was thereafter signed by the Chair.

4. APPLICATION NO.0341/FUL/16

The committee considered a report (copies of which had been circulated) by the Development Management Manager concerning an application as follows :-

<u>Application No.</u>	<u>Proposal</u>	<u>Recommendation</u>
0341/FUL/16	Construction of a house at 15 West Mains Crofts near West Calder	Refuse planning permission

The committee then heard Ms Sarah Quinn, the applicant's agent, and Mr Sandy Bruce, the applicant, both speak in support of the application.

#### Decision

To grant planning permission subject to conditions delegated to the Development Management Manager as committee considered that the application was not contrary to policy ENV35 and that the proposal blended with and complimented the existing houses.

#### 5. APPLICATION NO.0460/FUL/16

The committee considered a report (copies of which had been circulated) by the Development Management Manager concerning an application as follows :-

<u>Application No.</u>	<u>Proposal</u>	<u>Recommendation</u>
0460/FUL/16	Erection of 4 houses with associated works at Easter Inch Steadings, Bathgate	Grant planning permission subject to securing of developer contributions

The committee then heard Mr Bob Tait, the applicant's agent, speak in support of the application.

#### Decision

To approve the terms of the report and grant planning permission subject to conditions and developer contributions.

#### 6. APPLICATION NO.0528/FUL/16

The committee considered a report (copies of which had been circulated) by the Development Management Manager concerning an application as follows :-

<u>Application No.</u>	<u>Proposal</u>	<u>Recommendation</u>
0528/FUL/16	Erection of house with associated access, driveway and detached garage on the grounds of Whauphill House in the Hermand Estate in West Calder	Refuse planning permission

The committee then heard Lorraine Dixon, the applicant's agent, and Kerry-Ann Brines, the applicant, both speak in support of the application.

#### Motion

To approve the terms of the report and refuse planning permission

- Moved by the Chair and seconded by Councillor Fitzpatrick

#### Amendment

To grant planning permission as a precedent for different types of development in the estate had already been set, the proposal would not be visible to the rest of the estate and it would remove unsightly buildings from the site

- Moved by Councillor McCarra and seconded by Councillor Boyle

It was agreed that a Roll Call Vote be taken which resulted as follows :-

#### Motion

Stuart Borrowman

Alex Davidson

Lawrence Fitzpatrick

#### Amendment

Willie Boyle

Greg McCarra

David Tait

#### Decision

Following a vote, for which the motion and amendment received 3 votes each, the Chair gave his casting vote in favour of the motion and it was agreed accordingly.

### 7. APPLICATION NO.0940/FUL/15

The committee considered a report (copies of which had been circulated) by the Development Management Manager concerning an application as follows :-

<u>Application No.</u>	<u>Proposal</u>	<u>Recommendation</u>
0940/FUL/15	Erection of 18 flats and associated car parking and landscaping at Bloomfield Place, Bathgate	Refuse planning permission

The committee then heard Kate Donaldson, the applicant's agent and Alan Findlay of SmithFindlay Architects both speak in support of the application.

#### Motion

To approve the terms of the report and refuse planning permission.

- Moved by the Chair and seconded by Councillor Fitzpatrick

Amendment

To grant planning permission subject to development contributions and conditions delegated to the Development Management Manager, in consultation with local ward members, as the proposal did accord with policies HOU5, HOU7 and IMP14 and that the proposal would improve a gap site in a town centre location.

- Moved by Councillor Boyle and seconded by Councillor McCarra

It was agreed that a Roll Call Vote be taken which resulted as follows :-

Motion

Alex Davidson

Lawrence Fitzpatrick

Amendment

Willie Boyle

Greg McCarra

David Tait

Decision

Following a vote the amendment was successful by 3 votes to 2 and it was agreed accordingly.

8. LIST OF DELEGATED DECISIONS

The Head of Planning, Economic Development and Regeneration had delegated powers to issue decisions on planning application and enforcement action.

A list (copies of which had been circulated) of delegated decisions and enforcement action for the period 26 August to 16 September 2016 was submitted for the information of the committee.

Decision

To note the list of delegated decisions.