Planning & Building Standards Bulletin

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Planning & Building Standards Bulletin (Weekly List)

This bulletin is issued on a weekly basis as our statutory Weekly List. It contains details and information relating to planning applications, the local development plan and building warrant applications

- Planning Applications Received
- Delegated Planning Decisions
- Committee Planning Decisions
- Statutory Planning Advertisements
- Planning Reviews & Appeals
- Planning Enforcement
- Other Planning News
- Building Warrant Applications Received
- Building Warrant Decisions

The Bulletin is sent electronically to all Elected Members of the Council, Community Councils, local groups and organisations, newspapers, statutory consultees etc. It is also freely available on our website and members of the public can request to be added to the electronic mailing list at any time.

We hope you find this Bulletin useful. We are always keen to improve the information that we provide on all matters. Your comments on the Bulletin and suggestions for how it might be improved are always welcome.

Please contact: Clackmannanshire Planning via planning@clacks.gov.uk

The lists of applications received and decisions issued below are offered as an aide only. The public register on our website offers a full range of search facilities, ie by date, weekly/monthly lists, address etc

Planning Applications Received

Please note that all applications are recorded on our Uniform software system.

This section only lists valid applications so you may find that some of the reference numbers appear out of sequence and any gaps will be as a result of applications deemed invalid on receipt.

Details of the individual planning applications can be found here (simply type in the reference number into the search field)

CASE NO.: 26/00197/FULL **DATE REGISTERED:** 27.10.2026
WARD: Clackmannanshire South

APPLICANT: Mrs Janette Duncan 163 Claremont Alloa Clackmannanshire

LOCATION: 163 Claremont Alloa Clackmannanshire FK10 2ER

MAP CO-ORDS 287040, 694356

DESCRIPTION: Extension to and Alterations at Garage to Form En-suite Bedroom, Utility and Store

CASE OFFICER: Mark Stoddart email: planning@clacks.gov.uk

CASE NO.: 26/00199/FULL **DATE REGISTERED:** 29.10.2026
WARD: Clackmannanshire North

APPLICANT: Mrs Jennifer Gill 16 Brook Street Alva Clackmannanshire

AGENT: Alan McGhee 13 Taran Alloa FK10 1RF

LOCATION: 16 Brook Street Alva Clackmannanshire FK12 5JL

MAP CO-ORDS 288354, 697380

DESCRIPTION: Installation of Air Source Heat Pump (ASHP) to Side of House

CASE OFFICER: Mark Stoddart email: planning@clacks.gov.uk

CASE NO.: 26/00200/LIST **DATE REGISTERED:** 29.10.2026
WARD: Clackmannanshire North

APPLICANT: Mrs Jennifer Gill 16 Brook Street Alva Clackmannanshire

AGENT: Alan McGhee 13 Taran Alloa FK10 1RF

LOCATION: 16 Brook Street Alva Clackmannanshire FK12 5JL

MAP CO-ORDS 288354, 697380

DESCRIPTION: Installation of Air Source Heat Pump (ASHP) to Side of House

CASE OFFICER: Mark Stoddart email: planning@clacks.gov.uk

Delegated Planning Decisions

CASE NO.: 26/00036/FULL **DATE REGISTERED:** 02.03.2026
WARD: Clackmannanshire East

APPLICANT: Scottish Water Scottish Water Main Building 55 Buckstone Terrace Edinburgh

AGENT: Kathryn McDonald Scottish Water Scottish Water Main Building 55 Buckstone Terrace Edinburgh EH10 6XH

LOCATION: Glendevon Water Treatment Works Yetts O Muckhart Clackmannanshire FK14 7JX

MAP CO-ORDS 299748, 702513

DESCRIPTION:

Installation Of Hydroelectric Turbine House

DECISION **APPROVED** **DATED 26.10.2026**
Subject to the following conditions:

1. The development to which this permission relates must be begun not later than the expiration of 3 years from the date of this permission or, as the case may be, when the permission is deemed to be granted.

2. Construction operations shall only be carried out between 0900 and 1800 hours Monday to Friday and 0900 and 1300 hours on Saturdays, and shall not be carried out at any time on Sundays, Bank and other public holidays without the prior agreement in writing of the Planning Service

CASE OFFICER: Mark Dunlop , email: planning@clacks.gov.uk

CASE NO.: 26/00132/FULL **DATE REGISTERED:** 08.07.2026
WARD: Clackmannanshire East

APPLICANT: Mr Lewis McNeil Rollandene 21 West Burnside Dollar

AGENT: Cerys Atchison Planning By Design 167-169 Great Portland Street, London, W1W 5PF

LOCATION: Rollandene 21 West Burnside Dollar Clackmannanshire FK14 7DP

MAP CO-ORDS 296282, 698051

DESCRIPTION:

Installation Of Replacement Windows With UPVC

DECISION **REFUSED** **DATED 30.10.2026**
For the following reasons:

1. The wholesale replacement of the existing traditional timber windows would result in the unnecessary loss of historic fabric that contributes significantly to the character and authenticity of the Category C listed building and would adversely affect the character and appearance of the Dollar Conservation Area. It is therefore contrary to Policies EA22 and EA23 of the Clackmannanshire Local Development Plan 2015 and Policy 7 of National Planning Framework 4.

2. The proposed uPVC replacement windows would introduce unsympathetic modern materials and detailing that would fail to preserve the architectural and historic character of the listed building and the surrounding conservation area. Insufficient evidence has been provided to demonstrate that the existing windows are beyond repair or that less intrusive alternatives have been fully explored. The proposal is therefore contrary to Policies EA22 and EA23 of the Clackmannanshire Local Development Plan 2015 and Policies 7 and 16 of National Planning Framework 4.

CASE OFFICER: Mark Stoddart , email: planning@clacks.gov.uk

CASE NO.: 26/00155/FULL **DATE REGISTERED:** 06.08.2026
WARD: Clackmannanshire East

APPLICANT: Mr & Mrs P & K Leavey Aberdona House Coalsnaughton Clackmannanshire

AGENT: Louise Confrey Enspire Architects Office 29, Alloa Business Centre Whins Road Alloa Clackmannanshire FK10 3SA

LOCATION: Aberdona House Coalsnaughton Clackmannanshire FK10 3QP

MAP CO-ORDS 294721, 695039

DESCRIPTION:

Change Of Use Of Part Of House (First Floor Apartment) To Use As Short Term Let (Sui Generis) (Retrospective)

DECISION **APPROVED** **DATED 26.10.2026**
Subject to the following conditions:

1. The development to which this permission relates must be begun not later than the expiration of 3 years from the date of this permission or, as the case may be, when the permission is deemed to be granted.

CASE OFFICER: Mark Stoddart , email: planning@clacks.gov.uk

CASE NO.: 26/00158/FULL **DATE REGISTERED:** 25.08.2026
WARD: Clackmannanshire West

APPLICANT: Mr Thomas Hoyle 44 Marshall Way Tullibody Clackmannanshire

LOCATION: 44 Marshall Way Tullibody Clackmannanshire FK10 2GA

MAP CO-ORDS 286312, 695635

DESCRIPTION:

Change Of Use Of Woodland To Garden Ground And Erection Of Boundary Fence

DECISION **APPROVED** **DATED 26.10.2026**
Subject to the following conditions:

1. The development to which this permission relates must be begun not later than the expiration of 3 years from the date of this permission or, as the case may be, when the permission is deemed to be granted.

CASE OFFICER: Mark Stoddart , email: planning@clacks.gov.uk

CASE NO.: 26/00163/FULL **DATE REGISTERED:** 19.08.2026
WARD: Clackmannanshire West

APPLICANT: Mrs Joanne Banks 19 Rose Street Tullibody Clackmannanshire

AGENT: Andrew Peebles Architectural Drawing Services 32 Moss Road Tillicoultry FK13 6NS

LOCATION: 19 Rose Street Tullibody Clackmannanshire FK10 2SZ

MAP CO-ORDS 286625, 695579

DESCRIPTION:

Change of Use of Woodland to Garden Ground, Removal of 5 No Trees and Erection of New Boundary Fence

DECISION **APPROVED** **DATED 30.10.2026**
Subject to the following conditions:

1. The development to which this permission relates must be begun not later than the expiration of 3 years from the date of this permission or, as the case may be, when the permission is deemed to be granted.

CASE OFFICER: Mark Stoddart , email: planning@clacks.gov.uk

CASE NO.: 26/00164/FULL **DATE REGISTERED:** 19.08.2026
WARD: Clackmannanshire East

APPLICANT: Mr Gareth Jones 5 Strathdevon Place Dollar Clackmannanshire

AGENT: Kate Pittendreigh Studio East 3 Kings Place Perth PH2 8AA

LOCATION: 5 Strathdevon Place Dollar Clackmannanshire FK14 7EU

MAP CO-ORDS 296295, 697687

DESCRIPTION:

Internal Alterations, Two Storey Extension to Side and Rear and Erection of Detached Double Garage

DECISION **APPROVED** **DATED 26.10.2026**
Subject to the following conditions:

1. The development to which this permission relates must be begun not later than the expiration of 3 years from the date of this permission or, as the case may be, when the permission is deemed to be granted.

2. No construction above the damp proof course level shall commence until details of the external materials to be used in the construction of the extensions and detached garage, including all proposed wall finishes and roof materials, have been submitted to and approved in writing by the Planning Authority. The development shall thereafter be completed in accordance with the approved details.

3. In the event that contamination is encountered during the development, work on the affected area shall cease immediately and the Planning Authority shall be notified in writing as soon as reasonably possible and within 5 days of the discovery. If required by the Planning Authority following notification, a suitable investigation and risk assessment shall be undertaken, and a remediation scheme shall be submitted to and approved in writing by the Planning Authority. Any approved remediation measures shall be implemented in full before development resumes in the affected area and on completion of the remediation works, a verification report demonstrating that the site

has been made suitable for its intended use shall be submitted to and approved in writing by the Planning Authority.

CASE OFFICER: Mark Stoddart , email: planning@clacks.gov.uk

CASE NO.: 26/00167/FULL **DATE REGISTERED:** 27.08.2026
WARD: Clackmannanshire East

APPLICANT: Mr Greig Anderson Holmlea 38 McNabb Street Dollar

AGENT: Garreth McMahon MMAS Architects Ltd 25 Dewar Street Dollar FK14 7ER

LOCATION: Holmlea 38 McNabb Street Dollar Clackmannanshire FK14 7DL

MAP CO-ORDS 296110, 697776

DESCRIPTION:

Alterations, Demolition Of Existing Rear Extension, Single Storey Extension To Rear Of House, Including Formation Of Basement And Associated Works, And First Floor Dormer Extension To Rear Of House

DECISION **APPROVED** **DATED 30.10.2026**
Subject to the following conditions:

1. The development to which this permission relates must be begun not later than the expiration of 3 years from the date of this permission or, as the case may be, when the permission is deemed to be granted.

2. The flat roof of the extension hereby approved shall at no point be used as a balcony, roof terrace or other amenity area at any time.

CASE OFFICER: Mark Stoddart , email: planning@clacks.gov.uk

CASE NO.: 26/00181/FULL **DATE REGISTERED:** 11.09.2026
WARD: Clackmannanshire North

APPLICANT: Mrs Sandra Brasher 8 Shillinghill Tillicoultry Clackmannanshire

LOCATION: 8 Shillinghill Tillicoultry Clackmannanshire FK13 6BB

MAP CO-ORDS 291359, 697490

DESCRIPTION:

Installation Of Replacement Roof And Replace Existing White uPVC On Dormers With Anthracite

DECISION **APPROVED** **DATED 30.10.2026**
Subject to the following conditions:

1. The development to which this permission relates must be begun not later than the expiration of 3 years from the date of this permission or, as the case may be, when the permission is deemed to be granted.

CASE OFFICER: Mark Stoddart , email: planning@clacks.gov.uk

CASE NO.: 26/00184/TREE **DATE REGISTERED:** 24.09.2026
WARD: Clackmannanshire South

APPLICANT: Trust Housing 12 Newmart Road Henderson Row Edinburgh

AGENT: Alison Mcmanus Kaimes West Linton EH46 7BX

LOCATION: 9 Bedford Court Alloa Clackmannanshire FK10 1LZ

MAP CO-ORDS 288244, 692781

DESCRIPTION:

Felling Of 2 No. Ash Trees (T8) and (T9) And Tree Surgerys Works To Norway Maple (T10)

DECISION **APPROVED** **DATED 26.10.2026**
There are no conditions attached to this consent.

CASE OFFICER: Mark Stoddart , email: planning@clacks.gov.uk

CASE NO.: 26/00189/TREE **DATE REGISTERED:** 29.09.2026
WARD: Clackmannanshire South

APPLICANT: Mr M Mulraney Gean House Tullibody Road Alloa

AGENT: Albert Dunn Architectural Services And Design 40 Polmont Park Polmont Falkirk Stirlingshire FK2 0XT

LOCATION: Gean House Tullibody Road Alloa Clackmannanshire FK10 2EL

MAP CO-ORDS 287474, 693988

DESCRIPTION:

Felling Of 1 No. Ash Tree

DECISION **APPROVED** **DATED 30.10.2026**
There are no conditions attached to this consent.

CASE OFFICER: Mark Stoddart , email: planning@clacks.gov.uk

Committee Planning Decisions

The date of the next Planning Committee is to be confirmed

Statutory Planning Advertisements

There are no adverts for this period.

Planning Reviews & Appeals

Planning appeals can be viewed at www.dpea.scotland.gov.uk or by clicking here

There are no Planning Appeals for this period.

Planning Enforcement

Details of all current notices can be found on our Planning Enforcement register

Other Planning News

Local Development Plan

The new Clackmannanshire Local Development Plan is in preparation. To have your say and share your ideas, please visit the following link:

https://clackmannanshire.citizenspace.com/development-planning/ldp_call_for_ideas/

Building Warrant Applications Received

There are no applications for this period

Building Warrant Decisions

CASE NO: 26/00208/BWA

DECISION: GRANT
DATE: 30th October 2026

APPLICANT:
Mr John James Bruce
7 Delph Wynd
Tullibody
Clackmannanshire
FK10 2TD

AGENT:

LOCATION: 7 Delph Wynd Tullibody Clackmannanshire FK10 2TD

DESCRIPTION: Amendment to 26/00107/BW - Change to Base Plates for Steel Columns

CASE OFFICER: Brian McPeake, email: buildingstandards@clacks.gov.uk