



MINUTE OF MEETING of the PLANNING COMMITTEE held within the Council Chamber, Greenfield, ALLOA, FK10 2AD, on THURSDAY 2 SEPTEMBER 2010 at 9.30 am.

PRESENT

Councillor Alastair Campbell, Convener
Councillor Mark English
Councillor George Matchett, QPM
Councillor Tina Murphy
Councillor Walter McAdam, MBE
Councillor Bobby McGill
Councillor Harry McLaren
Provost Derek Stewart
Councillor Gary Womersley

IN ATTENDANCE

Ian Duguid, Development Quality Team Leader
Julie Hamilton, Service Manager (Development)
Andrew Wyse, Solicitor (Clerk to the Committee)

PLA(10)139 APOLOGIES

Apologies for absence were received from Councillor Kenneth Earle.

PLA(10)140 DECLARATIONS OF INTEREST

Councillor George Matchett declared a non-financial interest in Agenda Item 4 (Report of Handling on Planning Application Ref.10/00143/FULL) as Vice President of Clackmannanshire Scouts Council (voluntary position). Councillor Matchett withdrew from the Council Chamber during consideration of the item and took no part in the debate or vote.

PLA(10)141 MINUTE OF MEETING HELD ON 18 MARCH 2010

A minute of the Planning Committee meeting held on Thursday 18 March 2010 was submitted for approval.

The minute of the meeting held on Thursday 18 March 2010 was agreed as a correct record and signed by the Convener.

PLA(10)142 REPORT OF HANDLING ON PLANNING APPLICATION

Erection of Confectionery Factory (Class 5) with Associated Offices, Cafeteria and Shop at Land to the rear of Glentana Mill, West Stirling Street, Alva (Ref.10/00143/FULL)

A report of handling on the above Planning Application was submitted by the Principal Planner. The report provided assessment of the proposed development in the context of the Clackmannanshire Development Plan and other material considerations, including

consultation responses, representations and the Finalised Alteration to the Clackmannanshire Local Plan. The report made recommendation to Committee based on this assessment.

A supplementary report which indicated that further to the terms of paragraph 4.2 of the original report, SEPA has removed its objection to the application subject to a planning condition which ensures that there will be no alterations to ground levels below the top of the retaining wall on the west side of the adjacent burn was also submitted. The supplementary report also proposed an amendment to the wording of Condition 12 in order to improve the precision and understanding of condition 12.

As the Council has an interest in the planning application as owner of the application site, the application was reported to Committee for decision.

Councillor Matchett declared a non-financial interest in this item and withdrew from the Council Chamber during consideration of the application (see PLA(10)140) (above).

The Committee heard oral representation from:

Mr John Spruce, District Commissioner Clackmannanshire Scouts, Objector
Mr Peter Paterson, Applicant
Councillor Donald Balsillie, Local Member for Ward 2 (Clackmannanshire North)

Motion

That Committee approves the application subject to the terms and conditions set out in the report and subject to the amended conditions set out in the supplementary report.

Moved by Councillor Alastair Campbell. Seconded by Councillor Walter McAdam.

Decision

The Committee agreed unanimously to approve the application subject to the terms and conditions set out in the report and subject to the amended conditions set out in the supplementary report:

- (i) Delete Condition 6 as set out on page 6 of the papers.
- (ii) Insert a replacement Condition 6 as follows:
 6. There shall be no alteration to existing ground levels on the west side of the Carnaughton Burn below the top level of the burn retaining wall.
- (iii) Delete reference to the obligation to notify Scottish Ministers, as set out in paragraph 2.2 of the report as the objection from SEPA has been withdrawn.

Condition 12 to read:

12. This permission hereby approves the use of the building as a food manufacturing unit with associated visitor cafe and shop, and for no other industrial or business use as defined in Classes 4 and 5 of the Town and Country Planning (Use Classes) (Scotland) Order 1997. In the event that the use of the cafe and/or visitor facilities at the premises cease for a period exceeding 3 consecutive calendar months, the industrial activities in the building shall cease no later than 3 months from the end of the above period, unless otherwise agreed in writing by the Council as planning authority.

Action

Service Manager (Development)

Councillor Matchett returned to the meeting at this point in the proceedings (10.20 am)

PLA(10)143 REPORT OF HANDLING ON PLANNING APPLICATION

Demolition of Existing Devon Equestrian Centre Building and Construction of SSPCA National Wildlife Centre with 2 houses for management accommodation at Equestrian Centre, Fishcross (Ref. 10/00159/FULL)

A report of handling on the above Planning Application was submitted by the Principal Planner. The report provided assessment of the proposed development in the context of the Clackmannanshire Development Plan and other material considerations, including consultation responses and representations and made recommendation to Committee based on this assessment.

As the Council has an interest in the planning application as owner of the application site, the application was reported to Committee for decision.

Motion

That Committee indicates its intention to approve the application subject to the terms and conditions set out in the report, such approval to be issued following the conclusion of a Section 75 Agreement restricting the occupancy of the two houses and preventing them from being sold off separately from the wildlife centre .

Moved by Councillor Alastair Campbell. Seconded by Provost Derek Stewart.

Decision

The Committee agreed unanimously to indicate its intention to approve the application subject to the terms and conditions and Section 75 Agreement as set out in the report.

Action

Service Manager (Development)

ENDS 10.45 am

