

Minute

Planning Committee

Wednesday, 23 August 2023, 09:30.

Council Chamber, Council Offices, School Place, Kirkwall.



Present

Councillors Owen Tierney, Kristopher D Leask, Graham A Bevan, Alexander G Cowie, P Lindsay Hall, James R Moar, Raymond S Peace, John A R Scott, Jean E Stevenson, Ivan A Taylor, Mellissa-Louise Thomson and Duncan A Tullock.

Clerk

- Hazel Flett, Service Manager (Governance).

In Attendance

- Roddy Mackay, Head of Planning and Community Protection.
- Jamie Macvie, Service Manager (Development Management).
- Paul Maxton, Solicitor.
- Derek Manson, Team Manager (Development Planning).
- Donald Wilson, Roads Authority Officer.

Observing

- Hayley Green, Corporate Director for Neighbourhood Services and Infrastructure.

Declarations of Interest

- Councillor Ivan A Taylor – Item 1.
- Councillor Mellissa-Louise Thomson – Item 2.
- Councillor Duncan A Tullock – Item 1.

Chair

- Councillor Owen Tierney.

1. Planning Application 23/157/VR

Proposed Variation to Condition 03 (Access and Parking Provision) of 19/365/PP at Garden House, New Scapa Road, Kirkwall

Fraser Anderson, objector, and Steven Russell, representing Tracy Russell, objector, were present during consideration of this item.

Councillor Ivan A Taylor declared an interest in this item, his connection being that, as a ward member, he had been involved in discussions with interested parties related to the application, and was not present during discussion thereof.

Councillor Duncan A Tullock declared an interest in this item, his connection being that a family member was related to one of the objectors to the original application (19/365/PP), and was not present during discussion thereof.

After consideration of a report by the Corporate Director for Neighbourhood Services and Infrastructure, copies of which had been circulated, the Committee:

Noted:

1.1. That a letter of objection relating to the application for planning permission in respect of the proposal to vary Condition 03 (Access and Parking Provision) of 19/365/PP at Garden House, New Scapa Road, Kirkwall, had been received from Fraser Anderson, Margaret Anderson and Tracy Russell, Dellovo, New Scapa Road, Kirkwall.

After hearing representations from Fraser Anderson, objector, and Steven Russell, representing Tracy Russell, objector, and after hearing a report from the Service Manager (Development Management), on the motion of Councillor Owen Tierney, seconded by Councillor Kristopher D Leask, the Committee:

Resolved, in terms of delegated powers:

1.2. That the concerns of the objectors had been considered in the assessment of the proposal but were of insufficient weight to warrant refusal.

1.3. That the proposed development had been fully assessed and was in accordance with the undernoted policies:

- Orkney Local Development Plan 2017:
 - The Spatial Strategy.
 - Policy 1 – Criteria for All Development.
 - Policy 14 – Transport, Travel and Road Network Structure.
- National Planning Framework 4.

1.4. That planning permission be granted in respect of the proposal to vary Condition 03 (Access and Parking Provision) of 19/365/PP at Garden House, New Scapa Road, Kirkwall, subject to the conditions attached as Appendix 1 to this Minute.

2. Planning Application 22/472/PP

Proposed Erection of House with Detached Garage and Air Source Heat Pump at Noneyha', Eday

Christopher Omand, agent for the applicants, Mr and Mrs Angus Brown, was present during consideration of this item.

Councillor Mellissa-Louise Thomson declared an interest in this item, her connection being that the applicant was known to her, and was not present during discussion thereof.

After consideration of a report by the Corporate Director for Neighbourhood Services and Infrastructure, copies of which had been circulated, the Committee:

Noted:

2.1. That a letter of objection relating to the application for planning permission in respect of the proposal to erect a house, with a detached garage and air source heat pump, at Noneyha', Eday, had been received from Walter Cormack, Cayrne, Eday.

After hearing representations from Christopher Omand, agent for the applicants, Mr and Mrs Angus Brown, and after hearing a report from the Service Manager (Development Management), the Committee:

Resolved, in terms of delegated powers:

2.2. That the concerns of the objector had been considered in the assessment of the proposal but were of insufficient weight to warrant refusal.

2.3. That the proposed development had been fully assessed and was in accordance with the undernoted policies:

- Orkney Local Development Plan 2017:
 - The Spatial Strategy – The Isles Approach.
 - Policy 1 – Criteria for All Development.
 - Policy 2 – Design.
 - Policy 5C – The Isles Approach for Housing.
 - Policy 14C – Road Network Structure.
- National Planning Framework 4:
 - Policy 17 – Rural Homes.

2.4. That planning permission be granted in respect of the proposal to erect a house, with a detached garage and air source heat pump, at Noneyha', Eday, subject to the conditions attached as Appendix 2 to this Minute.

3. Conclusion of Meeting

At 10:20 the Chair declared the meeting concluded.

Signed: Owen Tierney.