

MINUTE
of
LOCAL REVIEW BODY

Minute of meeting held at 2.30pm in the Council Chamber, Council Headquarters, Giffnock on 12 February 2025.

Present:

Councillor Jim McLean
Councillor Paul Edlin

Provost Mary Montague(*)
Councillor Andrew Morrison

Councillor McLean in the Chair

Attending:

Mark Brand, Planning Adviser; Gerry Mahon, Chief Officer – Legal and Procurement; and John Burke, Democratic Services Officer.

(*) denotes remote attendance

Apologies:

Councillors Betty Cunningham and Annette Ireland.

DECLARATIONS OF INTEREST

1107 No interests were declared.

The Chair advised that a site visit had been held prior to the meeting.

NOTICE OF REVIEW – REVIEW 2025/01 – REPLACEMENT OF HIPPED ROOF WITH NEW PITCHED ROOF, TO INCLUDE 2 DORMERS TO FRONT ELEVATION AND 1 DORMER TO REAR ELEVATION. TILED ROOF FINISH TO MATCH EXISTING ROOF TILE. INTERNAL ALTERATIONS AT GROUND AND FIRST FLOOR. NEW TERRACE TO REAR OF HOUSE AT 123 AYR ROAD, NEWTON MEARN, G77 6RF (REF NO:- 2024/0427/TP).

1108 The Local Review Body considered a report by the Director of Business Operations and Partnerships relative to a 'Notice of Review' submitted by Dr Alison MacEwen against the decision taken by officers to refuse planning permission in respect of a replacement of a hipped roof with new pitched roof, to include 2 dormers to front elevation and 1 dormer to rear elevation, tiled roof finish to match existing roof tile, internal alterations at ground and first floor, and new terrace to rear of house at 123 Ayr Road, Newton Mearns, G77 6RF.

The decision had been made in accordance with the Council's Scheme of Delegation made in terms of Section 43A of the Town and Country Planning (Scotland) Act 1997 as amended.

1076

The Local Review Body, having considered the information previously circulated, agreed that it had sufficient information to determine the review without further procedure.

Prior to the further consideration of this item, it was brought to the Local Review Body's attention that further information not provided at the time the application was determined had been submitted by the Applicant in support of the application. The Committee unanimously agreed that they would accept the submission of this new information.

Subsequently, it was explained by the Chief Officer – Legal and Procurement that, as the information hereby circulated was confidential under Section 50A(2) of the Local Government (Scotland) Act 1973 as amended, the press and public should be excluded from the meeting and any further recording of the meeting discontinued to allow the confidential information to be discussed. With members present indicating their agreement and understanding of this, the recording of the meeting was discontinued and members of the press and public excluded from the meeting for the remainder of the consideration of this item.

The Planning Adviser outlined the planning application and reasons for refusal as determined by the Appointed Officer in the decision notice and the applicant's grounds for review.

The Planning Adviser further outlined a proposed condition to be attached to any consent in the event the Local Review Body overturned the decision of the Appointed Officer and granted planning permission.

Discussion took place, particularly around the other properties in the area with similar development and the impact of the additional information on the decision.

Following the discussion, and having heard from the Planning Adviser, the Local Review Body agreed that the Appointed Officer's decision be overturned and planning permission granted, subject to standard conditions and the following condition:

- 1. The development hereby approved must be begun not later than the expiration of 3 years, beginning with the date on which the permission is granted or, as the case may be, deemed to be granted.*

CHAIR