

**MINUTE**

of

**PLANNING APPLICATIONS COMMITTEE**

**Minute of Meeting held at 2.00pm in the Council Chamber, Council Headquarters, Giffnock on 11 March 2020.**

**Present:**

Councillor Annette Ireland (Chair)  
Provost Jim Fletcher

Councillor Stewart Miller

Councillor Ireland in the Chair

**Attending:**

Gillian McCarney, Head of Environment (Chief Planning Officer); Sean McDaid, Principal Planner; Ian Walker, Senior Planner; and Derek Scott, Planner, Development Management; Graham Shankland, Principal Strategy Officer (Regulatory and Strategy); and Paul O'Neil, Committee Services Officer.

**Apologies:**

Councillors Betty Cunningham (Vice Chair); Angela Convery; Jim McLean; and Jim Swift.

**DECLARATIONS OF INTEREST**

**1229.** There were no declarations of interest intimated.

**APPLICATIONS FOR PLANNING PERMISSION**

**1230.** The committee considered reports by the Director of Environment, on applications for planning permission requiring consideration by the committee.

It was agreed that the applications be determined as indicated at Appendix 1 accompanying this Minute, particular reference being made to the following:-

- (i) 2019/0370/TP – Erection of residential development (comprising 316 units) with associated access roads, parking and SUDS areas and associated engineering and landscaping works; alterations to Springhill Road/Springfield Road junction (major) at land at Netherton Farm, Springfield Road, Barrhead, East Renfrewshire by Taylor Wimpey West Scotland and Wallace Land Investments

The Principal Planner explained the reasons why the application had to be considered by the committee and indicated that having assessed the terms of the application in accordance with the policies contained in the Local Development Plan it was being recommended for approval, subject to conditions and the conclusion of a legal agreement to secure the delivery of affordable housing and development contributions.

Councillor Ireland referred to the comments made by the Council's Environmental Services section to the effect that parts of the site were predicted to be subject to noise levels from road traffic exceeding acceptable guidelines. She also referred to the proposed mitigation measures which included the formation of acoustic barriers and achieving acceptable internal night-time noise levels with bedroom windows closed and the installation of trickle vents to provide sufficient ventilation with windows closed.

However, Councillor Ireland noted that the advice from the Environmental Health Service was that the proposed mitigation measures were not acceptable as the current policy was that satisfactory noise levels should be achieved with the bedroom windows open at least 10-15cm for ventilation. In view of this, she noted that the service had accordingly recommended that further mitigation measures should be incorporated into the site including acoustic barriers and sought clarification whether the recommendation could be attached as a condition to the consent.

In reply, the Principal Planner referred to the five areas within the development where it was proposed to install 2 metre high acoustic fencing particularly in areas 2 and 3 to mitigate noise levels. He confirmed that the terms of Condition 7 as detailed in the report could be amended to include reference to acoustic barriers. In reply to a question by Provost Fletcher, he confirmed that the application did comply with the policies contained in the Local Development Plan.

At this stage, the committee agreed that the application be approved, subject to the:-

- (a) conditions detailed in the report;
- (b) terms of Condition 7 being amended to include reference to acoustic barriers; and
- (c) conclusion of a legal agreement to secure the delivery of affordable housing and development contributions.

CHAIR

**TOWN AND COUNTRY PLANNING (SCOTLAND) ACT 1997  
AS AMENDED BY THE PLANNING ETC (SCOTLAND) ACT 2006  
PLANNING (LISTED BUILDINGS AND CONSERVATION AREAS) (SCOTLAND) ACT 1997**

Index of applications under the above acts determined by the Planning Applications Committee on  
11th March 2020

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**Reference No:** 2018/0791/TP

**Ward:** 5

**Applicant:**

Robertson Homes Ltd  
Robertson House  
Castle Business Park  
Stirling  
Scotland  
FK9 4TZ

**Agent:**

**Site:** Land at Maidenhill (bounded by Ayr Road to the east and M77 to the west), Newton Mearns, East Renfrewshire

**Description:** Erection of residential development (comprising 46 dwellinghouses and 10 flats) and associated roads, SUDS and landscaping (major)

**Decision:** The recommendation to approve subject to conditions following the conclusion of a legal agreement relating to the delivery of affordable housing and payment of development contributions was agreed.

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**Reference No:** 2019/0370/TP

**Ward:** 1

**Applicant:**

Taylor Wimpey West Scotland and Wallace Land  
Investments.  
Lightyear Building  
Marchburn Drive  
Paisley  
PA3 2SJ

**Agent:**

Geddes Consulting  
Quadrant  
17 Bernard Street  
Edinburgh  
EH6 6PW

**Site:** Land at Netherton Farm, Springfield Road, Barrhead

**Description:** Erection of residential development (316 units) with associated access roads, parking and SUDS areas and associated engineering and landscaping works; alterations to Springhill Road/Springfield Road junction (major)

**Decision:** The recommendation to approve subject to conditions following the conclusion of a legal agreement relating to the delivery of affordable housing and payment of development contributions was agreed.

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