

**MINUTE**  
**of**  
**LOCAL REVIEW BODY**

**Minute of meeting held at 2.30pm in the Council Chamber, Council Headquarters, Giffnock on 10 August 2022.**

**Present:**

Councillor Betty Cunningham (Chair  
Councillor Paul Edlin

Provost Mary Montague  
Councillor Andrew Morrison

Councillor Cunningham in the Chair

**Attending:**

Andrew Bennie, Planning Adviser; Siobhan Wilson, Solicitor (Legal Adviser); Eamonn Daly, Democratic Services Manager; Sharon McIntyre, Committee Services Officer (Clerk) and Liona Allison, Assistant Committee Services Officer.

**Apologies:**

Councillors Annette Ireland, Jim McLean (Vice Chair) and Chris Lunday.

**DECLARATIONS OF INTEREST**

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

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

**NOTICE OF REVIEW – REVIEW 2022/04 – SUBDIVISION OF EXISTING PLOT AND ERECTION OF TWO STOREY DWELLINGHOUSE. PINE LODGE, 35 GREENLAW ROAD, NEWTON MEARN, EAST RENFREWSHIRE, G77 6SL. (REF NO:- 2021/0220/TP).**

**63.** The Local Review Body considered a report by the Director of Business Operations and Partnerships relative to a 'Notice of Review' submitted by Mr Malcolm Cameron against the decision taken by officers to refuse planning permission in respect of subdivision of an existing plot and erection of two storey dwellinghouse at Pine Lodge, 35 Greenlaw Road, Newton Mearns.

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.

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

The Planning Adviser outlined the planning application and reasons for refusal as outlined by the Appointed Officer in the decision notice. The Planning Adviser further outlined that should Elected Members be minded to grant planning permission, two suggested additional conditions would be that:-

- 1: *Development shall not commence until samples of the external finishing materials to be used on the proposed development have been submitted to and approved in writing by the Planning Authority. Thereafter, the development shall be implemented in accordance with the approved details.*

*Reason: To allow the planning authority to consider these matters in detail.*

- 2: *Development shall not commence until full details and location of any walls and fences to be erected on the site have been submitted to and approved in writing by the planning authority. Thereafter the development shall be implemented in accordance with the approved details.*

*Reason: To ensure that the development is acceptable in appearance.*

Having heard from the Planning Adviser and following discussion, the Local Review Body agreed to uphold the Appointed Officer's decision to refuse planning permission as set out in the decision notice of 13 December 2021.

**NOTICE OF REVIEW – REVIEW 2022/05 – DEMOLITION OF EXISTING DWELLING AND ERECTION OF NEW DETACHED DWELLING AND GARAGE. 1 EARN ROAD, NEWTON MEARNS, GLASGOW, G77 6LT. (REF NO:- 2021/0753/TP)**

**64.** The Local Review Body considered a report by the Director of Business Operations and Partnerships relative to a 'Notice of Review' submitted by Mr and Mrs J Currie against the decision taken by officers to refuse planning permission in respect of the demolition of an existing dwelling and erection of a new detached dwelling and garage at 1 Earn Road, Newton Mearns.

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.

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

The Planning Adviser outlined the planning application and reasons for refusal as outlined by the Appointed Officer in the decision notice. The Planning Adviser further outlined that should Elected Members be minded to grant planning permission a suggested additional condition would be that:-

- 1: *Development shall not commence until samples of the external finishing materials to be used on the proposed development have been submitted to and approved in writing by the Planning Authority. Thereafter, the development shall be implemented in accordance with the approved details.*

*Reason: To ensure that the appearance of the proposed development is acceptable.*

- 2: *Development shall not commence until details of all walls and fences to be erected on the site have been submitted to and approved in writing by the planning authority. Thereafter the development shall be implemented in accordance with the approved details.*

*Reason: To ensure that the development is acceptable in appearance.*

- 3: *If works on the development do not commence within 1 year of the date of this permission an updated bat survey must be submitted to and approved in writing by the planning authority and no works shall start on site until this approval is given.*

*Reason: In order to ensure that the proposed development does not have any adverse impact upon a protected species (bats).*

Having heard from the Planning Adviser and following discussion, the Local Review Body agreed that the Appointed Officer's decision as set out in the decision notice of 25 April 2022 be overturned and planning permission approved subject to the standard delegated conditions and the following additional conditions:-

- 1: *Development shall not commence until samples of the external finishing materials to be used on the proposed development have been submitted to and approved in writing by the Planning Authority. Thereafter, the development shall be implemented in accordance with the approved details.*

*Reason: To ensure that the appearance of the proposed development is acceptable.*

- 2: *Development shall not commence until details of all walls and fences to be erected on the site have been submitted to and approved in writing by the planning authority. Thereafter the development shall be implemented in accordance with the approved details.*

*Reason: To ensure that the development is acceptable in appearance.*

- 3: *If works on the development do not commence within 1 year of the date of this permission an updated bat survey must be submitted to and approved in writing by the planning authority and no works shall start on site until this approval is given.*

*Reason: In order to ensure that the proposed development does not have any adverse impact upon a protected species (bats).*

CHAIR

