

Paul Williamson

From: Gary Purves <Gary.Purves@knightfrank.com>
Sent: 24 September 2015 10:44
To: Paul Williamson
Subject: RE: 151376 - Letter of Objection - Points Raised

Morning Paul

I have now spoken to Richard McDonald and he has referred me to the planning permission for Oldfold Farm (ref: P130378). I'm told that as part of this permission a condition was attached requiring Murtle Den Road to be upgraded to an adoptable standard and the Council would thereafter adopt and be responsible for the maintenance of the road. I understand that the condition requiring these details to be submitted to and approved by the Council prior to commencing on the 9 homes to the north of Murtle Den Road (block U) may still need to be purified by Trades Widows and/or CALA; however, Richard's solicitor has advised him that the upgrading and adopting of this road will resolve this right of access issue. Richard did also ask me to point out that any legal or ownership disputes are not material planning considerations and would need to be resolved by himself and any other interested parties prior to the commencement of any development.

Kind regards
Gary



Knight Frank LLP
4 Albert Street
Aberdeen
AB25 1XQ
United Kingdom

T 01224 415947
M 077666161844
S 01224 644272
F 01224 639277

gary.purves@knightfrank.com
<http://www.knightfrank.co.uk/aberdeen>

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From: Paul Williamson [mailto:PaWilliamson@aberdeencity.gov.uk]
Sent: 23 September 2015 10:28
To: Gary Purves
Subject: 151376 - Letter of Objection - Points Raised

Morning Gary

Further to my two e-mails of earlier this morning, I have taken a closer look at the content of the letter of objection. Among raising matters of the principle, development plan policy, and character, it also alleges that the applicant does not have sufficient rights in order to access or service the proposed development. The submission states "Murtle Den Road, together with the verge adjacent to the roadway, is privately owner by our clients, and has not been adopted by the local authority". It goes further to state that "when our clients sold the plot ... the only rights of access which were granted were in favour of a single dwelling house. The applicants are not entitled to increase the burden on the road beyond this".

As such, while I acknowledge that ownership is not a planning issue, I would be grateful for a response on the points raised, as to how you consider that your client is capable of achieving the necessary infrastructure improvements set out by Roads. Notwithstanding the above, I still do not consider that the principle of the development has been established. I do however want to ensure that my Report of Handling covers all the necessary information.

Regards

Paul

Paul Williamson
Senior Planner (Development Management)

Planning and Sustainable Development | Communities, Housing and Infrastructure | Aberdeen City Council
| Business Hub 4 | Ground Floor North | Marischal College | Broad Street | Aberdeen | AB10 1AB
Tel: +44(0) 1224 522231 | Mobile: 07917827876 | Email: pawilliamson@aberdeencity.gov.uk |
Web: www.aberdeencity.gov.uk

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From: Paul Williamson
Sent: 23 September 2015 10:28
To: Gary Purves <Gary.Purves@knightfrank.com> (Gary.Purves@knightfrank.com)
Subject: 151376 - Letter of Objection - Points Raised

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| Business Hub 4 | Ground Floor North | Marischal College | Broad Street | Aberdeen | AB10 1AB
Tel: +44(0) 1224 522231 | Mobile: 07917827876 | Email: pawilliamson@aberdeencity.gov.uk |
Web: www.aberdeencity.gov.uk



Paul Williamson

From: Paul Williamson
Sent: 23 September 2015 08:28
To: 'Gary Purves'
Subject: RE: 151376 - Re-submission: Brookfield, Murtle Den Road, Milltimber - Erection of 3 Dwellinghouses

Morning Gary

Further to your query of yesterday, I can advise that I have received one objection to the proposals from an adjacent landowner. It may be the case that further submissions have been received, but not formally logged yet. However, on the balance of probability, I suspect that this application shall be dealt with as a delegated matter.

Yours sincerely

Paul Williamson

Paul Williamson
Senior Planner (Development Management)

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| Business Hub 4 | Ground Floor North | Marischal College | Broad Street | Aberdeen | AB10 1AB
Tel: +44(0) 1224 522231 | Mobile: 07917827876 | Email: pawilliamson@aberdeencity.gov.uk |
Web: www.aberdeencity.gov.uk

From: Gary Purves [mailto:Gary.Purves@knightfrank.com]
Sent: 22 September 2015 13:00
To: Paul Williamson
Subject: RE: 151376 - Re-submission: Brookfield, Murtle Den Road, Milltimber - Erection of 3 Dwellinghouses

Afternoon Paul,

I note from the planning portal that the representation period for the above application expires tomorrow. Richard McDonald has therefore asked me to contact you to ascertain whether any objections/supports have been submitted thus far – please can you advise?

Kind regards
Gary


Gary Purves BLE MRTPI
Senior Planner

Knight Frank LLP
4 Albert Street
Aberdeen
AB25 1XQ
United Kingdom

T 01224 415947
M 07766161844
S 01224 644272
F 01224 639277

gary.purves@knightfrank.com
<http://www.knightfrank.co.uk/aberdeen>

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From: Paul Williamson [<mailto:PaWilliamson@aberdeencity.gov.uk>]

Sent: 02 September 2015 15:40

To: Gary.Purves@knightfrank.com

Subject: 151376 - Re-submission: Brookfield, Murtle Den Road, Milltimber - Erection of 3 Dwellinghouses

Good afternoon Gary

Please find attached, a copy of the acknowledgement letter for the above.

Please note the requirement to pay the advertisement of £65 prior to the determination of this application.

Regards

Paul

Paul Williamson
Senior Planner (Development Management)

Planning and Sustainable Development | Communities, Housing and Infrastructure | Aberdeen City Council
| Business Hub 4 | Ground Floor North | Marischal College | Broad Street | Aberdeen | AB10 1AB
Tel: +44(0) 1224 522231 | Mobile: 07917827876 | Email: pawilliamson@aberdeencity.gov.uk |
Web: www.aberdeencity.gov.uk

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