

PLANNING DEVELOPMENT MANAGEMENT COMMITTEE

ABERDEEN, 7 December 2017. Minute of Meeting of the PLANNING DEVELOPMENT MANAGEMENT COMMITTEE. Present:- Councillor Boulton, Convener; Councillor Jennifer Stewart, Vice Convener; Councillor Alan Donnelly, the Depute Provost; and Councillors Allan, Alphonse, Cooke, Copland, Cormie, Lesley Dunbar, Greig, Henrickson (as substitute for Councillor McLellan), Hutchison, Malik, Sellar, Sandy Stuart and Wheeler.

The agenda and reports associated with this minute can be found at:-
<https://committees.aberdeencity.gov.uk/ieListDocuments.aspx?CId=348&Mid=4371>

Please note that if any changes are made to this minute at the point of approval, these will be outlined in the subsequent minute and this document will not be retrospectively altered.

MINUTE OF MEETING OF THE PLANNING DEVELOPMENT MANAGEMENT COMMITTEE OF 2 NOVEMBER 2017 - FOR APPROVAL

1. The Committee had before it the minute of the previous meeting of 2 November 2017, for approval.

The Committee resolved:-

to approve the minute as a correct record.

COMMITTEE TRACKER

2. The Committee had before it a tracker of future Committee business.

The Committee resolved:-

to note the information contained in the Committee report tracker.

DEMOLITION OF EXISTING GARAGE AND CONSTRUCTION OF THREE GARAGES AND ONE STORE - SYCAMORE PLACE, ABERDEEN - 170943

3. The Committee had before it a report by the Interim Head of Planning and Sustainable Development, **which recommended:-**

That the application for the demolition of the existing garage and construction of three garages and one store at Sycamore Place Aberdeen, be approved, subject to the following conditions.

(1) The development hereby approved shall not be used for use as a business premises/use for the operation of a business, for any use specified within the

PLANNING DEVELOPMENT MANAGEMENT COMMITTEE

7 December 2017

Town and Country Planning (Use Classes) (Scotland) Order 1997, or for any other sui-generis use other than as lock-up garages and storage space without the express grant of planning permission from the planning authority.

Reason: To enable the planning authority to consider the implications of any subsequent change of use on the amenities of the area.

- (2) That no development shall take place unless a scheme detailing property level flood protection measures has been submitted to and approved in writing by the Planning Authority and thereafter no part of the development shall be brought into use unless the scheme has been implemented in complete accordance with the agreed scheme, and remain in place in perpetuity, unless otherwise agreed in writing by the planning authority.

Reason: In order to mitigate any potential flood risk associated with this development.

ADVISORY NOTE FOR APPLICANT

It is recommended that permeable materials, such as block paving or permeable asphalt are used where appropriate in the design. It is advised that the property level flood protection measures include water butts to mitigate water running off the garages into the neighbouring gardens. The incorporation of green roofs would be a suitable method of rainwater harvesting and would help prevent an increase in surface water run off to the surrounding areas.

The Committee heard from Daniel Lewis, Development Manager, who spoke in furtherance of the application and answered various questions from members.

The Committee resolved:-

to approve the application conditionally.

PROPOSED EXTENSION OF YARD AREA INCLUDING ASSOCIATED ENGINEERING AND LANDSCAPING WORKS - STONEYWOOD PARK, DYCE - 171180

4. The Committee had before it a report by the Interim Head of Planning and Sustainable Development, **which recommended:-**

That the application for the extension of the yard area, including associated engineering and landscaping works at unit 1, Stonewood Park, Dyce, be refused.

The Committee heard from Matthew Easton, Senior Planner, who spoke in regards to the application.

PLANNING DEVELOPMENT MANAGEMENT COMMITTEE
7 December 2017

The Committee resolved:-
to refuse the application.

DATE OF NEXT MEETING - 18 JANUARY 2018 - 10AM

5. The Committee noted the date of the next meeting as Thursday 18 January 2018 at 10am.
- **COUNCILLOR MARIE BOULTON, Convener**

DRAFT

PLANNING DEVELOPMENT MANAGEMENT COMMITTEE
7 December 2017