

THE FIFE COUNCIL - WEST AND CENTRAL PLANNING COMMITTEE – BLENDED MEETING

Committee Room 2, 5th Floor, Fife House, North Street, Glenrothes

23 October 2024

2.00 pm – 2.50pm

PRESENT: Councillors David Barratt (Convener), David Alexander, Alistair Bain, John Beare, James Calder, Ian Cameron, Altany Craik, Dave Dempsey, Derek Glen, Carol Lindsay, Lea McLelland, Derek Noble, Gordon Pryde, Sam Steele and Andrew Verrecchia.

ATTENDING: Mary Stewart, Service Manager – Major Business and Customer Service, Steve Iannarelli, Team Manager – Development Management, Lauren McNeil, Planner, Katherine Pollock, Lead Professional - Strategic Development, Mark Barrett, Lead Officer Transportation, Development Management, Planning Services; Gemma Hardie, Solicitor, Elona Thomson, Committee Officer and Emma Whyte, Committee Officer, Legal and Democratic Services.

APOLOGY FOR ABSENCE: Councillor James Leslie.

202. DECLARATIONS OF INTEREST

No declarations of interest were submitted in terms of Standing Order No. 22.

203. MINUTE

The committee considered the minute of the West and Central Planning Committee of 25 September 2024.

Decision

The committee agreed to approve the minute.

204. 23/03127/ARC - LAND AT HALBEATH, NORTH OF FIFE CIRCLE RAIL LINE, PLEASANCE ROAD, HALBEATH

The committee considered a report by the Head of Planning Services relating to an application for the development of site infrastructure associated with Phase 1 including construction of roads, footways, cycleways, re-routing of Whitefield Road, earthworks including platforming, landscape works, open space, contamination/ remediation, and drainage works relating to the wider consented development at the Halbeath Strategic Development Area (Application REF: 17/01677/EIA). Approval of matters Specified in Conditions 3 (Parts d, e, g, h, j, k, l - Development Components), 4 (Application Requirements), 9 (Development Framework), 10 (Development Brief), 13 (Landscape and Habitat Management Plan), 14 (Public Art Strategy), 26 and 27 (Road Improvements), 28 (Footway/Cycleway) and 30 (Road Re-Alignment and Stopping Up).

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Members were advised of an amendment to 3.0 Consultation Summary, TDM, Planning Services should read “No Objection”.

Decision

The committee agreed to approve the application subject to the 6 conditions and for the reasons detailed in the report.

205. 24/00142/FULL - LAND AT HALBEATH, NORTH OF FIFE CIRCLE RAIL LINE, PLEASANCE ROAD, HALBEATH

The committee considered a report by the Head of Planning Services relating to an application for engineering operations comprising the installation of a foul sewer connection and outfall system associated with proposed residential development (reference 23/03127/ARC).

Decision

The committee agreed to approve the application subject to the 2 conditions and for the reasons detailed in the report.

206. 24/01770/FULL - 173 DUNNIKIER ROAD KIRKCALDY FIFE

The committee considered a report by the Head of Planning Services relating to an application for the change of use from dwellinghouse (Class 9) to HMO (6 person) (Sui Generis) (Retrospective).

Decision

The committee agreed to approve the application subject to:-

- (1) the 3 conditions and for the reasons detailed in the report; and
- (2) all 3 conditions being amended to read “Within 6 calendar months of the date of this planning permission”.

207. APPLICATIONS FOR PLANNING PERMISSION DEALT WITH UNDER DELEGATED POWERS

The committee noted the applications dealt with under delegated powers since the last meeting.