

Peebles & District Community Council
Planning Report
January 2021

1.0 General

- 1.1 **South Parks – Speeding:** – Awaiting construction of build-outs.
- 1.2 **Cloich Windfarm** –19/01489/SCO – No change in planning. However, as circulated, Malcolm Bruce has had encouraging discussions with the energy company regarding financial contributions.
- 1.3 **Local Development plan 2** – Response sent to SBC (Attached). The writer attended a Zoom meeting with the Eshiels resident’s association who object to the local development proposals. Michael Marshall’s response
- 1.4 **Peebles Parking Working group** – Suspended due to covid-19
- 1.5 **Local Place Plans** – No further progress.
- 1.6 **Community Council Network** – The network has sent out two communications earlier today. This can be covered next.
- 1.7 **Letters to Peebleshire** – Two letters from the public have been published in Peebleshire criticising PCC. This writer has forwarded a response as attached.

2.0 Planning Applications - Current Interest

- 2.1 **Tweedbridge Court** - Possible action at last as the planning application has now been lodged for the roads and access roads. A stopping up order has been received for the footpaths through Tweedbridge Court.
- 2.2 **Rosetta Holiday Park (13/00444/PPP)**
 - 2.2.1 No further information – Technically still live
- 2.3 **March Street Mill**
 - 2.3.1 No change - See LDP2 and Community Trust
- 2.4 **Kingsmeadows House, Peebles – 19/00182/PPP (New Flats)**
 - 2.4.1 No changes since last June
- 2.5 **Kingsmeadows House, Peebles – 20/01624/PAN**
 - 2.5.1 We have been advised of the above Proposal Application Notice for a **major development** to be rolled out soon. There are no details currently. However, considering the previously withdrawn application for 7 houses, this is one to watch. Regulations state that a full application cannot be filed before 10 March.
- 2.6 **Erection of 22 dwellinghouses with new access road and associated work Land East of Knapdale** 54 Edinburgh Road Peebles Scottish Borders - Ref. No: 20/00753/FUL | Received: Fri 10 Jul 2020 | Validated: Mon 13 Jul 2020 | Status: Registered
 - 2.6.1 Additional documents have been posted by the developer designed to counter arguments raised by SBC. In the writer’s opinion they should not alter the position taken by PCC - Previously an application was made to extend the committee date and SBC has suggested 01 February 2021.
- 2.7 **Scawd Windfarm – 20/00880/SCO**
 - 2.7.1 No change
 - 2.7.2 Last month members were requested to review FO Renewables scoping report and review the proposals in order that we may take a PCC view on where we stand regarding the development.

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2.8 Erection of dwellinghouse with associated access - 20/01350/PPP - Site East of Dogcraig Cottage Scotsmill Peebles (Back road to Cardrona)

2.8.1 As requested, PCC has filed an objection to this development.

3.0 New Planning Applications (Since 06 August 2020)

The writer recommends no action on any of the following subject to PCC agreement.

- 3.1 **Alterations and extension to dwellinghouse** - 7 Connor Ridge Peebles Scottish Borders EH45 8HN - Ref. No: 20/01610/FUL | Received: Mon 21 Dec 2020 | Validated: Tue 05 Jan 2021 | Status: Registered
- 3.2 **Internal alterations to dwellinghouse** - Priorsford House Tweed Avenue Peebles Scottish Borders EH45 8AS - Ref. No: 20/01564/LBC | Received: Mon 14 Dec 2020 | Validated: Fri 18 Dec 2020 | Status: Registered
- 3.3 **Formation of multi-purpose path from agricultural land** - Land From West Of Temple Bar House To Land West Of Stable Cottage Langside Peebles Scottish Borders - Ref. No: 20/01528/FUL | Received: Tue 08 Dec 2020 | Validated: Mon 14 Dec 2020 | Status: Registered – [Written in support of the PCT](#)
- 3.4 **Work to tree** - Lawn Tennis Club 1 Glen Road Peebles Scottish Borders EH45 9AX - Ref. No: 20/01533/TPO | Received: Tue 08 Dec 2020 | Validated: Tue 08 Dec 2020 | Status: Awaiting decision
- 3.5 **Alterations and formation of entrance shelter** - Hay Lodge Health Centre Old Town Peebles Scottish Borders - Ref. No: 20/01525/FUL | Received: Mon 07 Dec 2020 | Validated: Tue 15 Dec 2020 | Status: **Registered**
- 3.6 **Alterations to dwellinghouse** - 4 Crossland Crescent Peebles Scottish Borders EH45 8LF - Ref. No: 20/01516/FUL | Received: Mon 07 Dec 2020 | Validated: Fri 11 Dec 2020 | Status: Registered
- 3.7 **Alterations to garage to form additional accommodation** - 6 Kittlegairy Road Peebles Scottish Borders EH45 9LX - Ref. No: 20/01501/CLPU | Received: Thu 03 Dec 2020 | Validated: Mon 07 Dec 2020 | Status: Registered
- 3.8 **Internal and external alterations (revision to Listed Building Consent 18/01286/LBC)** - Castle Venlaw Hotel Edinburgh Road Peebles Scottish Borders EH45 8QG - Ref. No: 20/01493/LBC | Received: Wed 02 Dec 2020 | Validated: Mon 07 Dec 2020 | Status: Registered.

4.0 Previous Planning Applications removed from this report (No interest to PCC)

- 4.1 **Work to tree** - Lawn Tennis Club 1 Glen Road Peebles Scottish Borders EH45 9AX Ref. No: 20/01533/TPO | Received: Tue 08 Dec 2020 | Validated: Tue 08 Dec 2020 | Status: Awaiting decision
- 4.2 **Alterations to garage to form additional accommodation** - 6 Kittlegairy Road Peebles Scottish Borders EH45 9LX Ref. No: 20/01501/CLPU |

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Received: Thu 03 Dec 2020 | Validated: Mon 07 Dec 2020 | Status: Registered

- 4.3 **Internal and external alterations (revision to Listed Building Consent 18/01286/LBC)** - Castle Venlaw Hotel Edinburgh Road Peebles Scottish Borders EH45 8QG Ref. No: 20/01493/LBC | Received: Wed 02 Dec 2020 | Validated: Mon 07 Dec 2020 | Status: Registered
- 4.4 **Installation of a Scottish Water Top up Tap** - Land South Of 1A Tweed Green Peebles Scottish Borders EH45 8AP Ref. No: 20/01472/FUL | Received: Thu 26 Nov 2020 | Validated: Thu 26 Nov 2020 | Status: Registered
- 4.5 **Extension to dwellinghouse** - 2 Elliots Park Peebles Scottish Borders EH45 8HB Ref. No: 20/01440/CLPU | Received: Mon 23 Nov 2020 | Validated: Mon 23 Nov 2020 | Status: Registered
- 4.6 **Erection of dwellinghouse with attached garage** - Garden Ground Of Craigmount Bonnington Road Peebles Scottish Borders Ref. No: 20/01422/FUL | Received: Wed 18 Nov 2020 | Validated: Wed 18 Nov 2020 | Status: Registered
- 4.7 **Extension to dwellinghouse** - 23 Standalane View Peebles Scottish Borders EH45 8LS Ref. No: 20/01420/FUL | Received: Wed 18 Nov 2020 | Validated: Wed 18 Nov 2020 | Status: Registered
- 4.8 **Alterations and extensions to dwellinghouse** - 42 Connor Street Peebles Scottish Borders EH45 8HD Ref. No: 20/01413/FUL | Received: Wed 18 Nov 2020 | Validated: Thu 19 Nov 2020 | Status: Registered
- 4.9 **Erection of summer house, shed and installation of (part retrospective) raised decking** - La Casita 22 Wemyss Place Peebles Scottish Borders EH45 8JT Ref. No: 20/01403/FUL | Received: Mon 16 Nov 2020 | Validated: Mon 16 Nov 2020 | Status: Registered
- 4.10 **work to tree** - Strathearn Springhill Road Peebles Scottish Borders EH45 9ER Ref. No: 20/01372/TCA | Received: Tue 10 Nov 2020 | Validated: Tue 10 Nov 2020 | Status: Awaiting decision
- 4.11 **Installation of chimney flue** - Lyne Cottage 5 Kingsmeadows Cottages Kingsmeadows Road Peebles Scottish Borders EH45 9HR Ref. No: 20/01354/LBC | Received: Fri 06 Nov 2020 | Validated: Mon 09 Nov 2020 | Status: Registered

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Peebles and District Community Council