

**Peebles & District Community Council**  
**Planning Report**  
**September 2023**

1.0 General

- 1.1 **Local Development Plan 2** – No change
- 1.2 **Tweedbridge Court** – No change
- 1.3 **Peebles High School** – [Ongoing](#) – [Sam Coe liaising with SBC and Parent Council](#)
- 1.4 **Baptist Church Building** – No change
- 1.5 **Victoria Park Centre** – no change

2.0 Planning Applications - Current Interest

- 2.1 **Scawd Windfarm** – 23/00013/S36 – No change
- 2.2 **Edderston Farm change of use to Events Venue** – 21/01327/FUL – No change since July
- 2.3 **Leithenwater Wind Energy Project** – Ref No: 22/01513/SCO – No change since 16/05/23
- 2.4 **Rosetta road development of 100 holiday lodges** – Ref No: 23/00852/PAN – The writer considered the updated plans at the public event and except for 23/00884/FUL the increased traffic in Rosetta Road, thought the plans satisfactory. We await the formal application with interest.
- 2.5 **Residential Development comprising 71 houses and flats and demolition of existing mill buildings** – March Street Mills – Ref No: 23/00884/FUL and Ref No 23/00883/CON.
  - 2.5.1 [Now 15 Objection and 2 support letters](#)
  - 2.5.2 [Archaeology Officer report – Does – not object subject to conditions - This is quite detailed and worth a read.](#)
  - 2.5.3 [Heritage and Design Officer – This also is detailed and worth a read. The officer requires more information before formalising a decision.](#)
  - 2.5.4 [Link to SBC Portal - 23/00884/FUL | Residential development comprising of 71 houses and flats with associated work and change of use to boiler house/engine house to commercial use | Site Of Former March Street Mills March Street Peebles Scottish Borders \(scotborders.gov.uk\)](#)

3.0 New Planning Applications

The writer is no longer listing applications for replacement windows or external redecoration and recommends no action on any of the following subject to PCC agreement.

- 3.1 **Installation of Air sourced heat pump** – 28 Biggiesknowe, EH45 8HS – Ref No: 23/01293/CLPU
- 3.2 **Redevelopment of Rosetta Road Holiday Park** – Ref No: 23/01270/SCR
- 3.3 **Work to Trees** – Zuleika Cottage – Caledonian Road, EH45 9DJ – Ref No: 23/01273/TCA
- 3.4 **Alterations to dwellinghouse** – 16 Kittlegairy Cres, EH45 9NJ – Ref No: 23/01241/CLEU
- 3.5 **Erection of double garage** – Land east of 2 Kingsway, Peebles – Ref No: 23/01231/FUL

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- 3.6 **Installation of photo voltaic array on roof** – Parkview, Springhill Road, EH45 9ER – Ref No: 23/01216/FUL
  - 3.7 **Erection of replacement garage** – Queensdale, Greenside, EH45 8JA – Ref No: 23/01216/FUL
  - 3.8 **Alterations to steading to form holiday accommodation** – The steading Nether Horsburgh – Ref No: 23/01164/LBC and Ref 23/01162/FUL
  - 3.9 **External and Internal alterations to Tontine Hotel** – Ref No: 23/01313/FUL & 23/01314/LBC
- 4.0 Previous Planning Applications removed from this report (No ongoing interest to PCC)
- 4.1 **Work to Trees** – Kippielaw, Venlaw Road, Peebles, EH45 8AY – Ref No: 23/01113/TCA
  - 4.2 **Work to Trees** – Manor lodge, Kerfield, Innerleithen Road, Peebles – Ref No: 23/01108/TPO
  - 4.3 **Extension to Dwellinghouse** – 2 Kerfield Farm, Innerleithen Road, Peebles – Ref No: 23/01055/FUL
  - 4.4 **Erection of Dwellinghouse (Renewal of Planning permission)** – Land South East of Balvenie, Edderston road, Peebles – Ref No: 23/01046/PPP