

Peebles & District Community Council
Planning Report
December 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 known update – Councillor Tatler may be able to update.

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 – A public consultation event was held in Peebles Rugby Club on 15 November. The writer is supportive of this development currently. The visual impact may not be excessive and there is a strong possibility of healthy cash returns shared by the adjacent communities.
- 2.4 **Rosetta Road development of 100 Holiday lodges** – Ref No: 23/01564/FUL & 23/01563/LBC – The formal applications are now on the SBC planning portal. This writer has no objections and there are no listed objections on file.
- 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 Some design changes have been made.
 - 2.5.2 The Heritage and Design Officer has submitted a lengthy report that may make interesting reading to some. Interested parties are recommended to read the files on the SBC Planning Portal.
 - 2.5.3 [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 \(scotborders.gov.uk\)](#)

1.0 New Planning Applications

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

- 1.1 **Alterations and Extension to Dwellinghouse** – Kailzie West Lodge, EH45 9HT – Ref No: 23/01833/FUL & 23/01832/LBC
- 1.2 **Internal alterations, Replacement windows and Roof Covering** - Kailzie West Lodge, EH45 9HT – Ref No: 23/01831/LBC
- 1.3 **Extension to Dwellinghouse** – 22 Conor Street, EH45 8HD – Ref No: 23/01822/FUL

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- 1.4 **Installation of Roof Lights** – Dalgety, 10 montgomery Place, EH45 8ET
 - 1.5 **Replacement Tiles to Roof** – Langlands, 5 St Andrews Place, EH45 8HG – Ref No: 23/01730/LBC
 - 1.6 **Installation of Solar Array to Roof** – Branxholme, Springhill Road, Peebles – Ref No: 23/01678/FUL
 - 1.7 **Extension to Form Car Port and erection of boundary Fence** – Ref No: 23/01675/FUL
 - 1.8 **Erection of Home Office (Retrospective)** – 98 Whitehaugh Park, EH45 9DA – Ref No: 23/01656/FUL
 - 1.9 **Erection of Store** – Site, East of Dogcraig cottage, Scotsmill – Ref No: 23/01657/FUL
- 2.0 Previous Planning Applications removed from this report (No ongoing interest to PCC)
- 2.1 **Work to trees** – Woodland west of garden, Aird Lodge, Kerfield, Innerleaithen Road, Ref No: 23/01626/TPO
 - 2.2 **Extension to Dwellinghouse** – 88 Whitehaugh Park, EH45 9DA – Ref No: 23/01610/FUL
 - 2.3 **Work to trees** - Aird Lodge, Kerfield, Innerleaithen Road, Ref No: 23/01571/TPO
 - 2.4 **Work to trees** – Tweed Green – 23/01551/TCA and 23/01494/TCA
 - 2.5 **Work to trees** – Land west of 2 – 26 Edderston Road, Peebles – Ref No: 23/01515/TPO
 - 2.6 **Trees comprising 7 mature sycamores and self-seeded young ash and sycamore – Crown Lift to 5m above the road (to the edge of road line** – tree belt east of Provost Kirkpatrick Court, Peebles – Ref No: 23/01505/TCA
 - 2.7 **Alterations to form new accessible entrance** – 2 Rowan Court, Cavalry Park, Peebles – Ref No: 23/01502/FUL
 - 2.8 **Work to trees** – Marybank, 9 Murray Place, EH45 8DJ – Ref No: 23/01497/TCA
 - 2.9 **Work to trees** – Croftbank, 1 Croft Gardens, EH45 9DQ.