

Delegated or Committee Planning Application Report and Report of handling as required by Schedule 2 of the Town and Country Planning (Development Management Procedure) (Scotland) Regulations 2013 relative to applications for Planning Permission or Planning Permission in Principle

Reference No: 18/00422/PP

Planning Hierarchy: Local Application

Applicant: Link Group Ltd

Proposal: Application under Section 75A (2): Discharge of planning obligation relative to planning permission reference 11/02248/PP.

Site Address: Land North Of Dunstaffnage Mains Farm, Dunbeg

SUPPLEMENTARY REPORT NO. 1

1.0 INTRODUCTION

The purpose of this report is to advise Members of a late submission, which is considered by Officers to be an objection, submitted by Dunbeg Community Council dated 17.08.20.

2.0 SUMMARY OF POINTS RAISED

The main points raised are summarised as follows:

- The Council should not remove the Section 75 at this time to keep pressure on the developer to provide the required play areas
- Any funds should be retained by the council to ensure that the required play areas are provided.
- Reassurance is required that the play areas will be provided in a timely manner for the residents of Phases 1 and 2

Comment: These issues are addressed in the main Report on Handling where Officers outline the circumstances of the application and their confidence in the provision of the required play areas for Phase 1 and 2 by Condition 13 of permission 18/00375/PP. It should also be noted that this is a fully funded wholly affordable housing scheme, where there is no risk of the developer Link Group Ltd leaving the development unfinished and therefore not providing the required play areas.

*Note: Full details of this representation can be viewed on the Council's website
www.argyll-bute.gov.uk*

3.0 RECOMMENDATION

The points made have been considered and do not alter the recommendation details on the main Report on Handling, namely, that Officers recommend that the application to remove the Section 75 Agreement from the land in question is approved.

Author of Report: David Moore

Date: 18/08/2020

Reviewing Officer: Sandra Davies

Date: 18/08/2020