

**MINUTES of MEETING of PUBLIC SERVICE AND LICENSING COMMITTEE held in the
COUNCIL CHAMBER, KILMORY, LOCHGILPHEAD
on THURSDAY, 12 MAY 2005**

Present: Councillor Gordon McKinven (Chair)
Councillor Ronald Kinloch Councillor Al Reay
Councillor Sidney MacDougall

Also Present: Councillor Donald MacMillan

Attending: Charles Reppke, Head of Democratic Services and Governance
Angus Gilmour, Head of Planning

Apologies: Councillor Robin Currie Councillor John McAlpine
Councillor John Findlay Councillor Donald McIntosh
Councillor Bruce Marshall Councillor Isobel Strong

1. MINUTES

The Minutes of the Public Service and Licensing Committee of 31 March 2005 were approved as a correct record.

**2. ALISON J MCMAHON: DETAILED APPLICATION FOR ERECTION OF
TIMBER SHED IN REAR GARDEN FOR USE AS A DOG GROOMING
SALON: GLENFYNE COTTAGE, 66 QUEEN STREET, DUNOON (REF:
04/02455/DET)**

The Bute and Cowal Area Committee had, at their meeting on 5 April 2005, agreed to recommend to the Public Service and Licensing Committee that the application be approved as a minor departure to POL COM 5 in that it is a small development in an area of mixed residential and commercial use and therefore does not represent a 'Bad Neighbour' development in view of its limited scale. The proposal will merely replace a previous dog grooming business in the wider area and will meet the large demand for this facility. In view of its limited nature disturbance and noise will be minimal and this should not conflict with the spirit of PAN 56.

Having heard from the Head of Planning;-

Decision

To unanimously approve the application as a minor departure to POL COM 5 in that it is a small development in an area of mixed residential and commercial use and therefore does not represent a 'Bad Neighbour' development in view of its limited scale. The proposal will merely replace a previous dog grooming business in the wider area and will meet the large demand for this facility. In view of its limited nature disturbance and noise will be minimal and this should not conflict with the spirit of PAN 56. However, in order to monitor the noise situation, the approval was restricted to a temporary three year personal consent, specifically for the applicant and to the use being limited for the sole purpose as a dog grooming salon.

(Reference, Report by Head of Planning dated 17 March 2005 and recommendation by the Bute and Cowal Area Committee of 5 April 2005, submitted).

3. PRECEPT PM LTD: DETAILED APPLICATION FOR CONSTRUCTION OF SECONDARY SCHOOL, PLAYING FIELDS AND PLAY AREA, FORMATION OF ROUNDABOUT AND NEW ACCESS AND INSTALLATION OF FLOODLIGHTING: LAND EAST OF DRUMFORK ROAD, COLGRAIN, HELENSBURGH (REF: 04/02024/DET)

The Helensburgh and Lomond Area Committee had, at their PAN 41 Hearing on 26 April 2005, agreed to recommend to the Public Service and Licensing Committee that the application be approved as a significant departure from Policy STRAT DC3 of the Argyll and Bute Structure Plan and as a minor departure from Policies DC2 and NHL 14 of the Dumbarton District Wide Local Plan subject to the conditions and reasons recommended by the Head of Planning and notification to the Scottish Executive due to the application being considered as a significant departure from Policy STRAT DC3 of the Argyll and Bute Structure Plan, the Council has an interest in the proposed development and where the application does not accord with the adopted Local Plan or where there has been a substantial body of objection.

Having heard from the Head of Planning: -

Decision

1. To note the additional letter of support together with the additional comments from SEPA and to agree that conditions 10 & 20 be amended in terms of the applicant's request with the other conditions remaining the same, as referred to in the report by the Head of Planning dated 6 May 2005.
2. To unanimously approve the application as a significant departure from Policy STRAT DC3 of the Argyll and Bute Structure Plan and as a minor departure from Policies DC2 and NHL 14 of the Dumbarton District Wide Local Plan subject to the conditions and reasons recommended by the Head of Planning in his report dated 6 May 2005.
3. To note that the application requires to be notified to the Scottish Executive in terms of Circular 4/1997 Notification of Planning Applications on the basis that:
 - (a) The application has been approved as a significant departure from the Structure Plan.
 - (b) The Council has an interest in the proposed development
 - (c) The proposed development does not accord with the adopted Local Plan; and
 - (d) There being a substantial body of objections.

(Reference, Reports by Head of Planning dated 14 December 2004, 6 January, 18 February, 11 March and 12 April 2005, and recommendation by Helensburgh and Lomond Area Committee of 26 April 2005, submitted and Minute of the Helensburgh and Lomond Area Committee and Report by Head of Planning dated 6 May 2005, tabled).