**Grange/Prestonfield Community Council: Planning & Development Report – October 2022**

**Note:** This Report does not include all applications in this period, only new applications on which GPCC has made comments or are earlier applications updated.

**Planning Applications for Local Developments in GPCC Area**

**22/03379/CLE – Form car parking space in front garden at 42 Ladysmith Road EH9 3EU**

This application for work already carried out was refused by CEC on 10th October.

**22/00330/FUL – 2A Blackford Avenue: erect house in builder’s yard in Grange Conservation Area**

GPCC objected to this application, which was approved without change on 28th September.

**22/00461/FUL – 42 Macdowall Road: side extension replacing existing porch**

GPCC objected to this application, which was refused by CEC on 1st July. This decision has been appealed to the CEC Local Review Body (Reference 22/00143/REVREF).

**22/04188/FUL – External spiral stair, landing & door at 32 Mentone Gardens EH9 2BZ**

GPCC objected to this application, which was approved without change on 5th October.

**22/00888/FUL – 86 Relugas Road EH9 2LZ: loft conversion with rooflights and dormers**

Grange Association and GPCC have objected to this application, which is still awaiting assessment.

**22/03521/FUL – Remove part of front wall & form car parking space at 10 Kilmaurs Terrace**

GPCC objected to this application, which is still awaiting assessment.

**22/04350/FUL – 30 St Alban’s Road: Single storey side extension & front garden car parking space**

We and the Grange Association have objected to just that part of this application proposing the removal of about 4.2m of front boundary wall, in excess of the 3m stipulated in CEC Guidance.

**21/05322/CLE – 9 Relugas Road EH9 2NE: Pottery & Art Room in garden ground**

At Ken’s invitation a short presentation is to be given to the EACC meeting on 27th October, which should be helpful in raising awareness of this issue of ancillary structures in a dwelling house garden being regarded as caravans and hence not development, thus falling outside planning controls.

**Major Applications not in GPCC Area (GPCC notified as a neighbouring CC)**

**Gilmerton/Straiton/Inch CC: 22/03151/FUL – Hotel etc at Cameron Toll Shopping Centre**

GPCC objected to this application, which is awaiting assessment by CEC, there being 108 objections, 0 in support. There was a lively discussion about this scheme at the CPA AGM on 20th October.

**Southside CC: Former Scottish Widows HQ Site - Residential & Offices at 15 Dalkeith Road**

After the PAN earlier this year, applications 22/04766/FUL, 22/04768/LBC & 22/04769/CON have been submitted to CEC for the refurbishing and re-use as offices of 7 of the 12 “A Listed” existing office pods and demolition of the remainder, the space so released to be occupied by 5 blocks of flats, 194 in total. Draft comments have been sent to GPCC Members and our stance on these applications can be agreed at our meeting on 26th October, ahead of the 4th November closing date.

**CEC – Designation of Edinburgh as Short Term Lets (STL) Control Area**

Following the Scottish Government approval of the CEC area as an STL Control Area, requiring planning permission for change of use to STL (sui generis) for residential property not the principal home of the owner, CEC is currently consulting on changes necessary to its non-statutory Guidance for Businesses, closing on 22nd December. Details of an online Teams event on 27th October for community groups have been separately circulated. A further stage in the STL process is likely to be the publication of draft licensing regulations.

**CEC - Next Local Development Plan (LDP) – City Plan 2030**

The next stage is expected to be the submission by CEC of this emerging LDP for examination by Scottish Government Reporters during 2023 and its subsequent adoption “late 2023 onwards”.

**CEC – Consultation on Masterplan for Inch Park**

CEC is consulting on an outline plan for future improvements to Inch Park, ending on 31st October.

Details of the masterplan and the consultation are available online, as set out last month. As the closing date is imminent, at our meeting on 26th October we can consider if we should comment.

**CEC – Edinburgh’s Thriving Greenspaces 2050**

This is an aspirational vision for how the City’s public greenspaces will look in 2050, putting them at

The heart of our communities and helping Edinburgh become an outstanding city for wellbeing, quality of life and heritage. This consultation closes on 15th November.

Tony Harris