

# REGULATORY SERVICES



To: **Development Management Service**  
**FAO Craig Miller**

Date: **9 Jan 2017**

From: **Roads Planning Service**  
Contact: **Paul Grigor**

Ext: **6663**

Ref: **16/01513/FUL**

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**Subject: Erection of machinery storage building**  
**Field No 0328 Kirkburn, Cardrona, Scottish Borders**

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The previous applications (15/00563/FUL & 16/00495/FUL), which were subsequently refused permission, for an agricultural purpose on this site requested additional information regarding traffic movements.

The current submission does not include any information on the number, type and frequency of vehicular movements associated with this proposal. As a result, I am unable to make an informed decision of the impact this proposal will have on the junction with the public road and the section of private road leading to the site.

Until I receive this additional information, I must recommend refusal of this application.

**AJS**

## PLANNING CONSULTATION

To: Archaeology Officer

From: Development Management

Date: 9th December 2016

Contact: Craig Miller ☎ 01835 825029

Ref: 16/01513/FUL

### PLANNING CONSULTATION

Your observations are requested on the under noted planning application. I shall be glad to have your reply not later than 30th December 2016, If further time will be required for a reply please let me know. If no extension of time is requested and no reply is received by 30th December 2016, it will be assumed that you have no observations and a decision may be taken on the application.

**Please remember to e-mail the DCConsultees Mailbox when you have inserted your reply into Idox.**

**Name of Applicant:** Cleek Poultry Ltd

**Agent:** N/A

**Nature of Proposal:** Erection of machinery storage building

**Site:** Field No 0328 Kirkburn Cardrona Scottish Borders

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**OBSERVATIONS OF: Archaeology Officer**

## CONSULTATION REPLY

There are no implications for this proposal. Part of the application site was subject to a watching brief in 2005 that failed to locate archaeological deposits or objects. It is unlikely that the remainder of the application area will contain significant archaeology.

**Scottish Borders Council**

**Regulatory Services – Consultation reply**

<b>Planning Ref</b>	16/01513/FUL
<b>Uniform Ref</b>	16/02451/PLANCO
<b>Proposal</b>	Erection of machinery storage building
<b>Address</b>	Field No 0328 Kirkburn Cardrona Scottish Borders
<b>Date</b>	20/12/16
<b>Amenity and Pollution Officer</b>	David A. Brown
<b>Contaminated Land Officer</b>	Reviewed – no comments

**Amenity and Pollution**

Assessment of Application

*Air quality  
Noise  
Nuisance  
Private Water Supply*

**Recommendation**

Delete as appropriate – Agree with application in principle, subject to Conditions
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**Conditions**

*Any noise emitted by plant and machinery used on the premises will not exceed Noise Rating Curve NR20 between the hours of 2300 – 0700 and NR 30 at all other times when measured within the nearest noise sensitive dwelling (windows can be open for ventilation). The noise emanating from any plant and machinery used on the premises should not contain any discernible tonal component. Tonality shall be determined with reference to BS 7445-2  
Reason To protect the residential amenity of nearby properties.*

*All plant and machinery shall be maintained and serviced in accordance with the manufacturer's instructions so as to stay in compliance with the aforementioned noise limits.*

*Reason To protect the residential amenity of nearby properties.*

## PLANNING CONSULTATION

To: Economic Development Section

From: Development Management

Date: 9th December 2016

Contact: Craig Miller ☎ 01835 825029

Ref: 16/01513/FUL

### PLANNING CONSULTATION

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**Name of Applicant:** Cleek Poultry Ltd

**Agent:** N/A

**Nature of Proposal:** Erection of machinery storage building

**Site:** Field No 0328 Kirkburn Cardrona Scottish Borders

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**OBSERVATIONS OF: Economic Development Section**

## CONSULTATION REPLY

There are no comments from Economic Development

## PLANNING CONSULTATION

To: Landscape Architect

From: Development Management

Date: 9th December 2016

Contact: Craig Miller ☎ 01835 825029

Ref: 16/01513/FUL

### PLANNING CONSULTATION

Your observations are requested on the under noted planning application. I shall be glad to have your reply not later than 30th December 2016, If further time will be required for a reply please let me know. If no extension of time is requested and no reply is received by 30th December 2016, it will be assumed that you have no observations and a decision may be taken on the application.

**Please remember to e-mail the DCConsultees Mailbox when you have inserted your reply into Idox.**

**Name of Applicant:** Cleek Poultry Ltd

**Agent:** N/A

**Nature of Proposal:** Erection of machinery storage building

**Site:** Field No 0328 Kirkburn Cardrona Scottish Borders

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**OBSERVATIONS OF: Landscape Architect**

## CONSULTATION REPLY

I have looked at this application and note that the 34 x 6m building will be erected at the upper yard level (previously identified in application 16/01114/FUL as 106.58 AOD). Given the building is 4.0m tall, it follows that the ridge height will be 110.58 AOD.

This is a similar height as the previously proposed buildings in the immediate locality that I did not support due to potential visual impact on sensitive receptors on the local road and those across the valley. I continue to have concerns about its potential visual impact on an area designated as a Special Landscape Area and therefore I do not support this application

Siobhan McDermott  
LANDSCAPE ARCHITECT

