

## PLANNING CONSULTATION

To: Economic Development Section

From: Development Management

Date: 22nd November 2019

Contact: Ranald Dods ☎ Ext. 8574

Ref: 19/01646/PPP

### PLANNING CONSULTATION

Your observations are requested on the under noted planning application. I shall be glad to have your reply not later than 13th December 2019, 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 13th December 2019, 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:** Mr Erlend Milne

**Agent:** Ferguson Planning

**Nature of Proposal:** Erection of dwellinghouse, workshop/garage and associated works

**Site:** Land South East Of Tarf House West Linton Scottish Borders

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**CONSULTATION RESPONSE TO  
PLANNING OR RELATED APPLICATION**

<b>Comments provided by</b>	<b>Officer Name and Post:</b>		<b>Contact e-mail/number:</b>	
	Economic Development Section			
<b>Date of reply</b>	04/12/19	<b>Consultee reference:</b>		
<b>Planning Application Reference</b>	19/01646/PPP	<b>Case Officer:</b> Ranald Dods		
<b>Applicant</b>	Mr Erlend Milne			
<b>Agent</b>	Ferguson Planning			
<b>Proposed Development</b>	Erection of dwellinghouse, workshop/garage and associated works			
<b>Site Location</b>	Land South East Of Tarf House West Linton Scottish Borders			
<p><i>The following observations represent the comments of the consultee on the submitted application as they relate to the area of expertise of that consultee. A decision on the application can only be made after consideration of all relevant information, consultations and material considerations.</i></p>				
<b>Background and Site description</b>				
<b>Key Issues (Bullet points)</b>	<ul style="list-style-type: none"> <li>•</li> </ul>			
<b>Assessment</b>	<p>A review of the business plan for West Tarf Workshop and Track shows this is a trading and profitable business. The request for the workshop makes clear business sense. The workshop will be sited next to an Oval Track which is one of only 2 tracks of its type in the UK. This is likely to have a positive effect on the business both in terms of being able to offer a more comprehensive service to clients and also in the amount of time spent in travelling between clients, workshop and facilities. There is a clear business benefit demonstrated.</p> <p>The need for the dwelling house is more difficult to determine based on the information provided. However, on the basis that the workshop would be integral to the house providing potential for expansion to incorporate horse care and stabling then this makes some economic sense.</p>			
<b>Recommendation</b>	<input type="checkbox"/> Object	<input checked="" type="checkbox"/> Do not object	<input type="checkbox"/> Do not object, subject to conditions	<input type="checkbox"/> Further information required
<b>Recommended Conditions</b>				

<b>Recommended Informatives</b>	
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