

From: Lisa Miller <lisa@fergusonplanning.co.uk>
Sent: 16 January 2024 12:31
To: localreview
Subject: RE: [OFFICIAL] Land Adjacent Carnlea Main Street Heiton Scottish Borders - 23/01065/FUL and 23/00051/RREF

CAUTION: External Email

Dear Fiona,

Thank you for sight of the further representations made by the applicant's neighbours.

We would like to make the following points to members of the local review body clear:

- 1) The applicant has confirmed that there is currently no legal right for any of the neighbours to access or use his land as a turning area and is therefore under no legal obligation to continue to do so. While private access itself is not a planning matter, members need to be aware that the proposed development would include a designated, official turning area thus significantly improving the current situation for all properties so vehicles can exit the site in a forward gear;
- 2) We note that the individuals resident at Carnlea have previously approached the applicant to buy the land in order to increase their own property curtilage, the offer was refused by the applicant as their intention is to live in Heiton on a permanent basis;
- 3) The pictures provided in the representations show a typical rural street with on-street parking; given this and the fact that a 20mph speed limit is in place, it is unlikely that there would be a significant amount of vehicles travelling at high speed in this type of setting therefore reinforcing the available traffic data that this area is not high risk in terms of road safety. Road markings are an accepted, effective, industry standard means of road safety measure therefore there is no reason why they can not work at this location.

Best wishes

Lisa

Lisa Miller
Senior Planner

0131 385 8743 (Direct)

From: localreview <localreview@scotborders.gov.uk>
Sent: Thursday, December 21, 2023 12:24 PM
To: Lisa Miller <lisa@fergusonplanning.co.uk>
Subject: [OFFICIAL] Land Adjacent Carnlea Main Street Heiton Scottish Borders -
23/01065/FUL and
23/00051/RREF
Importance: High

Dear Sir/Madam

Further to my letter of 4 December 2023 , with regard to the review of the
above application, please
find attached further representations from interested parties.

Should you have comments to submit regarding these representations please do so
before 5 p.m. on
Monday, 15 January 2024.

Regards Fiona

Fiona Henderson
Democratic Services Officer
Democratic Services
Corporate Governance
Council Headquarters
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? DDI : 01835 826502
? fhenderson@scotborders.gov.uk

From: Henderson, Fiona
Sent: Monday, December 4, 2023 5:39 PM
To: lisa@fergusonplanning.co.uk
Subject: Land Adjacent Carnlea Main Street Heiton Scottish Borders -
23/01065/FUL and 23/00051/RREF
Importance: High

Dear Sir /Madam

I acknowledge and thank you for your notice of review in respect of the above.
All your documents referred to in your notice of review have been received and I
attach a formal
acknowledgement of your Notice of Review.

Regards

Fiona Henderson
Democratic Services Officer
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