

New Town & Broughton Community Council Sub-Committee Reports – August 2019

Appendix 1: Transport monthly update

Responses to CEC's 'City Centre Transformation' and 'Low Emissions Zone' consultations were submitted on 6th and 20th July respectively. Both responses have been posted on the NTBCC website. The transport sub-committee met on 8th July to discuss the LEZ response, which recommends expanding the boundaries of CEC's proposed 'city centre' zone, where more stringent anti-emission targets would apply, to include much of the NTBCC area and parts of the West End. An article on the 'City Centre Transformation' response appears in the current edition of the Edinburgh Reporter. The NTBCC response supported the objectives of the strategy but stressed that they would only be achieved if people change the transport choices they make.

Appendix 2: Communications monthly update

The Communications Committee met on 24 June 2019 with Carol Nimmo, Richard Price and Simon Holledge present.

Ken Gray's logo (21 February, blue/grey version) was approved. The designer subsequently produced a letterhead, now used for the NTBCC agenda. It was agreed to redesign the NTBCC twitter account with the NTBCC logo and photo of Dundas House also to be used on main page of the website. A community council election leaflet will be produced.

Note: we are looking for

- someone to take over the mentoring of Drummond High School pupils, as part of the project to involve young people in the community council, and
- additional members for the committee: ideally with writing, fine arts, publishing, editing, design or information technology experience.

Appendix 3: Planning monthly update

New applications / Pre-applications

RBS Site - Dundas St/Eyre Place/Fettes Row etc.

1. NTBCC notified (along with ward councillors and other local interest groups) of pending Pre-application consultations (PAN) for new proposals for the whole site (including the area of bordering Eyre Place / KGV Park). 2 consultations planned - 11 Sept & 17 Oct - both at Broughton St Mary's church (12pm - 8pm). Details to be posted on NTBCC website.
Proposal for complete demolition of all buildings on site; 'Mixed use development comprising residential, hotel, office, student accommodation, senior living retirement living and other commercial uses including food and drink, healthcare use with associated landscaping/public realm, car parking and access arrangements'.
Vs. previous proposed scheme - retail not now mentioned specifically but healthcare & student accommodation added.
Opportunity for development team to present to NTBCC if desired.
Given the 12 week period required, planning application expected no sooner than mid-November.

DPEA (Scottish Reporter) Decisions / Pending

2. RHS Inquiry - current expectation that Reporters recommendation to be routed to Scottish Ministers in August (but not officially made public at that time). The Cockburn is preparing a 'scenarios' paper covering actions / responses once decision known. To be discussed by the Cockburn board later this week - details to be circulated to NTBCC members.
3. 8 Baxters Place: appeal against CEC refusal to support application for Flat 1 in Baxter's Place for STL to a 'family group' for a period of not less than 7 days' (based on significant English/Scottish case law) has been dismissed by the reporter.
4. Application for formation of additional flat in the attic space of 5 Royal Crescent appealed to the reporter due to CEC non-determination. Application previously raised by concerned residents. Currently waiting for a reporter to be allocated. It seems that the /FUL application has been routed to DPEA for determination but the accompanying /LBC application is before the CEC Local Review Body on 18 September. Despite an email for clarification of the process - still somewhat confused.
5. Tesco's appeal for extending delivery times to 10:00am on Sunday's (from 12:00pm currently) which was refused by CEC has also been dismissed by the Reporter.

CEC Applications

6. Second application for developing a windowless basement beneath 7 - 8 Baxter's Place into a studio flat has been withdrawn again (as the proposal did not meet the minimum area required - there are / were also many other aspects which were questionable). Only remaining application for 7 - 8 Baxter's Place covers the proposal for a 'boutique hotel'. Currently awaiting assessment. NTBCC submitted an objection based on the concerns over CEC's ability to control the use (number of beds) in such an establishment given the previous track record of the applicant.
7. Another JC Decaux application for a bus shelter on York Place (actually Picardy Place – in front of St Mary's) complete with 84" digital screen. Seems inappropriate for that location and its location cannot be precisely determined until the Picardy Place work is completed. Interestingly - application submitted on 17 July but it appeared in the 5 August Weekly List (with a final date for comments being 5 August !). I am minded to object anyway.....

Other Consultations

8. Update of CEC's City Centre Retail Core Guidance - covering Princes Street, George Street & key north-south routes (Frederick/Hanover & Castle St.). Haven't digested the specifics but it is in response to the concerns over the ability of Princes St to support retail development and proposes to relax the Class Use requirements on retail in favour of food/drink etc. (at street level only). Subject of a consultation on the Consultation hub - with final date for comments in mid-September. Probably another one for Twitter and / or website posting.

9. Powderhall Development

Site clearance now complete (at least the contractor has left the site). But communication on next steps is non-existent.

Appendix 4: Licensing monthly update

There is a provisional licensing application for a wine shop at **1 Haddington Place**. We have already had discussions with the owners, and I do not think we should object.

There is a variation at **Bella Italia in Hanover Street** and a new application for a wine store cupboard at **RBS in St Andrew Square**. Again, I see no reason to object.

Fly Festival – 21-22 September 2019

The proposal is to hold a music festival in Princes Street Gardens. I think we should object to this event. Princes Street gardens does not seem to be an appropriate place for a music festival, as this is clearly a takeover of the gardens for the whole weekend – unlike a concert, which requires just a few hours. There were also a lot of noise complaints during last year's Fly Festival, and it is hard to know what reassurance the organisers might be able to provide that this year's festival would not cause so much inconvenience and nuisance.

Incidentally, ticket prices start at £45 and go up to £105 for the whole weekend, with several thousand people attending, it seems to be quite a profitable event, but I don't suppose much will find its way into the local economy.

54 Rodney Street - Erbil

This take away restaurant was granted a late hours catering licence beyond the normal hours of operation set out in Edinburgh's Licensing Statement. The reason given was that the local residents were supportive of the application.

One owner and one resident of flats immediately above the restaurant have since told us they are not in favour of the increased hours, so we need to decide how to proceed. The applicant had told the Licensing Board that all the neighbours above the property had consented, and he had copies of letters from them all. This was the basis of the approval of the late licence.