

# Prospective Planning Application

Reference No. 17/0811/NO



Renfrewshire  
Council

## KEY INFORMATION

### Ward

4 Paisley North West

### Prospective Applicant

J R Pickstock Ltd  
c/o Icen Projects  
177 West George Street  
Glasgow  
G2 2LB

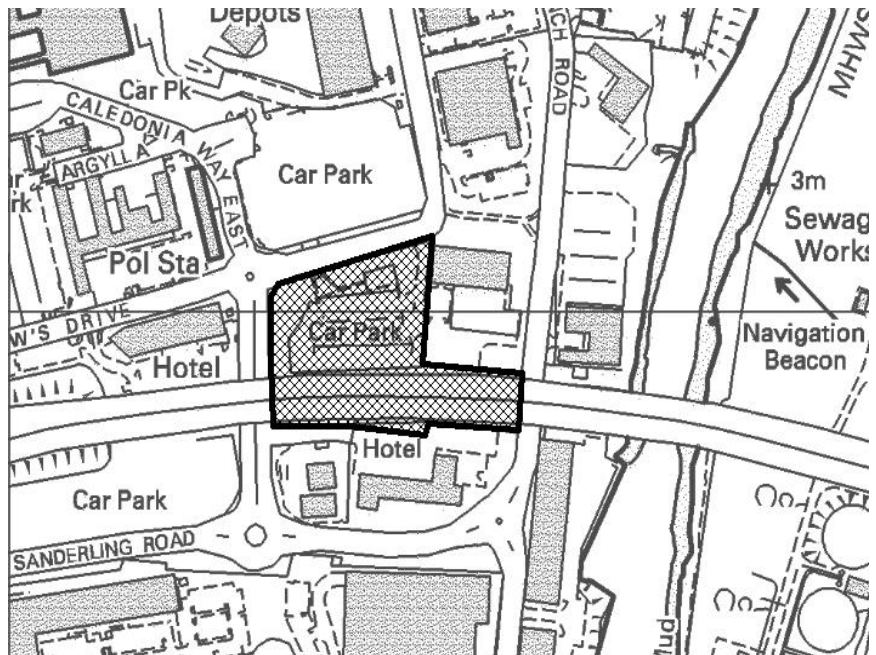
## RECOMMENDATION

That the Board note the key issues identified to date and advise of any other issues.

Fraser Carlin  
Head of Planning and  
Housing

CAR PARKING, ACCESS, LANDSCAPING AND OTHER ASSOCIATED WORKS

**LOCATION:** LAND TO SOUTH EAST OF ROUNDABOUT JUNCTION WITH ST ANDREWS DRIVE, WHITE CART ROAD, GLASGOW AIRPORT, PAISLEY



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## IDENTIFIED KEY ISSUES

- The site is identified within the Adopted Renfrewshire Local Development Plan as Policy E5 'Glasgow Airport Operational Land'.

Report by Director of  
Development and Housing  
Services

**PROSPECTIVE PROPOSAL:**  
ERECTION OF HOTEL WITH

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**Site Description and Proposal**

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The application site covers an area measuring approximately 1.5 hectares and is situated approximately 225 metres to the south east of the main terminal building. The application site itself is on flat ground and is surrounded by a mix of commercial uses which are associated with the functioning of the airport.

The application site is bound by Campsie Drive to the north, White Cart Road to the west, a hotel and filling station to the south with a distribution centre to the east.

The application site is currently used as a car park with access to the site being taken from Campsie Drive to the north.

It is proposed to develop the site to accommodate a hotel with car parking, access, servicing and landscaping works.

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**Local Development Plan**

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The site is identified within the adopted Renfrewshire Local Development Plan as Glasgow Airport Operational Land (Policy E5).

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**Relevant Site History**

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None.

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**Community Consultation**

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The prospective applicant has advised that the Proposal of Application Notice has been sent to Paisley North Community Council and the local ward members. A public exhibition is also to take place, the details of which have yet to be confirmed.

A report, prepared by the applicant, on the results of the community consultation event will require to accompany any forthcoming application for planning permission.

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**Key Issues**

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The principle matters which would require to be assessed should the prospective application be submitted are:-

- (1) Whether the development would be acceptable with the provisions of the Local Development Plan. The site is identified within the Renfrewshire Local Development Plan as being covered by Policy E5 'Glasgow Airport Operational Land'. Policy E4 'Tourism' is also considered to be applicable to the assessment of the forthcoming development.
- (2) Whether the design, layout, density, form and external finishes would respect the character of the area and what impact the development would have on the functioning of the airport. The development shall also require to have regard to the Airport and Tourism guidance within the New Development Supplementary Guidance. ;
- (3) Whether access, parking, circulation, servicing and other traffic arrangements are acceptable in terms of road safety and public transport accessibility;
- (4) Whether the local infrastructure, particularly sewerage and drainage are capable of accepting the requirements of the proposed development; and
- (5) Whether there is any other environmental, policy or site specific considerations that require to be addressed.

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**Recommendation**

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That the Board note the key issues identified to date and advise of any other issues that it is considered should be brought to the attention of the prospective applicant.

Members are reminded of the advice contained in 'Guidance on the Councillors' Code of Conduct' (Standards Commission Scotland, 2011); 'Guidance on the Role of Councillors in Pre-Application Procedures' (Commissioner for Ethical Standards in Public Life in Scotland/CoSLA 2014); and 'The Planning System in Scotland: An Introduction for Elected Members' (The Improvement Service, 2011). Members must be mindful that any opinions or views expressed at this stage are done so having regard to the overarching requirements of fairness and impartiality and of keeping an open mind. Local Government (Access to Information) Act 1985 - Background Papers: For further information or to inspect other background papers, please contact David Bryce on 0141 618 7892.