

THE HIGHLAND COUNCIL

JOINT NORTH & SOUTH PLANNING APPLICATIONS COMMITTEE

COUNCIL CHAMBER, HQ, 22 MARCH 2023, 2PM

MINUTE / ACTION NOTE

Listed below are the decisions taken by the joint Committee at the meeting and the actions that now require to be taken. The webcast of the meeting will be available within 48 hours of broadcast and will remain online for 12 months: <https://highland.public-i.tv/core/portal/home>

A separate memorandum will be issued if detailed or further instructions are required, or where the contents of the memorandum are confidential. Please arrange to take the required action based on this action note.

Committee Members Present:

South Planning Applications Committee

Mr C Aitken (remote)	Mr B Lobban
Mr C Ballance ((left during item 4)	Mr A MacDonald
Mr M Cameron	Mr A MacKintosh
Mr D Fraser	Mr T MacLennan (in the Chair)
Mr A Graham	Mr P Oldham
Mr R Jones	Ms M Reid

North Planning Applications Committee

Ms Sarah Atkin	Mrs Angela MacLean
Mr Michael Baird	Mr Drew Millar (remote)
Mr Raymond Bremner (remote)	Mrs Margaret Paterson
Mrs Biz Campbell	Mr Matthew Reiss (left during item 4)
Ms Tamala Collier (remote)	Mr Alasdair Rhind
Mr Richard Gale	Mr Ruraidh Stewart (remote)
Ms Liz Kraft	

Non-Committee Members Present:

Mr A Baldrey, Mrs B Jarvie, Mr D Macpherson, Mr C Munro (all remote)

Officers participating:

Mr D Mudie, Area Planning Manager – South (DM)
Mr D Jones, Area Planning Manager – North (DJ)
Mr P Wheelan, Principal Planner (PW)
Mr M Clough, Senior Engineer, Transport Planning (MC)
Ms K Lyons, Principal Solicitor
Ms F MacBain, Senior Committee Officer

ITEM NO	DECISION	ACTION

1	<p>Chair Cathraiche</p> <p>NOTED that the Chairs of the South and North Planning Applications Committees had agreed that Mr T MacLennan would chair the joint meeting.</p>	
2	<p>Apologies for Absence Leisgeulan</p> <p>Mrs L Saggars, Mrs I MacKenzie, Mr L Fraser, Mr K Gowans, Ms J McEwan.</p>	
		n/a
3	<p>Declarations of Interest Foillseachaidhean Com-pàirt</p>	
	<p>There were none.</p>	n/a
4	<p>Planning Applications to be Determined Iartasan Dealbhaidh rin Dearbhadh</p>	
	<p>Applicant: Scottish Hydro Electric Transmission Plc (22/04580/S37) (PLS&N/01/23)</p> <p>Location: Ardmore Sub-Station, Ardmore, Hallin, Dunvegan. (Wards 5, 10, 11 & 12)</p> <p>Nature of Development: Skye Reinforcement Project - Construct and operate approximately 110 kilometres (km) of new double circuit steel structure 132 kV overhead transmission line and associated infrastructure.</p> <p>Recommendation: Raise no objection</p> <p>A presentation, including flyover videos, was provided, and the application was summarised. It was explained that Paragraphs 5.22 and 8.47 of the committee report were to be corrected; since preparing the report SEPA had verbally confirmed that their objection to the application still stood pending their ongoing assessment of deep peat impacts for Sections 4 and 5 of the line.</p> <p>Questions were asked and responded to on a variety of issues including the following:</p> <ul style="list-style-type: none"> • the representation from NatureScot; • the recommendation to raise no objection to option 3a; • why option 3b was not considered suitable; • the rationale behind the sections of the line which would be put underground; • the trigger for a public inquiry; • the anticipated life span and capacity of the new line; • the preservation of woodland, especially ancient woodland, and compensatory planting; • the retention of the 3 relatively new nest towers at Loch Quoich; • planned mitigation for the impact of construction traffic on local road networks; and • the issue of noise from sub stations and the line. <p>Issues raised during debate included the following.</p>	n/a

	<ul style="list-style-type: none"> • concern was expressed about the impact of the new wooden poles/line to be erected at Ardmore on residents and businesses, with particular reference to the impact on tourism. It was disappointing that only 15km out of 90 km of line was being put underground and the applicant was encouraged to review this decision in respect of Section 0 of the line; • reference was made to the importance of the Glenelg ferry, which provided a significant amount of local employment; • it was hoped all mitigation would be adhered to and monitored; • the undergrounding of a section at Fort Augustus was welcomed; and • option 3a was preferred, and considerable opposition to option 3b was voiced. 	
	<p>AGREED: to RAISE NO OBJECTION to the application, subject to:</p> <p>A) For Section 3, the progression of Section 3a (preferred alignment) only; B) The conclusion of a legal agreements as set out in Section 8 of the report of handling; and C) The matters set out in the report of handling to be secured via finalised conditions and reasons.</p>	PW
	<p>The meeting ended at 4.20pm.</p>	