

Agenda Item	
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Extract from Minutes of Meeting of the Inverness, Nairn, Badenoch and Strathspey Planning Applications and Review Committee held on 2 December 2008.

The Highland Council

Inverness, Nairn, Badenoch and Strathspey Planning Applications and Review Committee

Minutes of Meeting of the Inverness, Nairn, Badenoch and Strathspey Planning Applications and Review Committee held in the Council Chamber, The Town House, Inverness on Tuesday 2 December 2008 at 10.00am.

Present:

Provost J Gray	Ms L MacDonald (not Item 3.1)
Mr R Balfour	Mr H Wood
Mr I Brown	Mr B Wynd (not Item 3.1)
Mr J Crawford (not Item 3.1)	
Mr D Fallows	
Mr J Finnie	
Mr A Graham	
Mr D Henderson	
Mr J Holden	
Mr D Kerr	

Non-Members also present:

Mr P Corbett
Mr J Ford
Mrs B McAllister
Mrs P Munro
Mr F Parr
Mr T Prag
Mrs G Sinclair

Officials in attendance:

Ms S Blease, Solicitor (Clerk)
Mr R Hartland, Head of Planning and Building Standards
Mr D Polson, Area Planning and Building Standards Manager
Mr A McCracken, Planning Team Leader
Ms N Drummond, Planning Team Leader
Mr L Houlker, Technical Manager
Miss M MacLeod, Senior Administrative Assistant, Chief Executive's Office

4.2 Development of a district centre at Ness-side, Dores Road, Inverness for Tesco Stores Ltd (08/00565/FULIN) (Report No PLI-121/08)

Mr D Mudie summarised the report asking Members to note that the applicant had addressed many of the concerns raised when the previous application had been rejected last year and had reduced the size of the development. It was recommended that the application be granted subject to the conditions listed in the report.

Members in favour of the development commented that:-

- the applicant had reduced the size of the development as previously requested; and
- a district centre would bring benefits to the community.

Members against the development commented that:-

- there was no evidence that there was demand for the units designated for community use;
- the design was not suitable for the area ie. at the head of the Great Glen;
- the applicant was preventing any competition in the area by buying up land; and
- the development was too large for the community and therefore not fit for purpose.

Mr D Henderson, seconded by Mr J Crawford **MOVED** to approve the application.

As an **AMENDMENT** Mr J Holden, seconded by Mr R Balfour moved that the application be refused on the grounds that the development:

- (i) did not comply with Local Plan; and
- (ii) was too large to serve the area

On a vote being taken by roll call, the MOTION received 8 votes and the AMENDMENT received 4 votes. The MOTION was therefore carried, the votes having been cast as follows:-

For the Motion:

**Provost J Gray
Mr I Brown
Mr J Crawford
Mr D Fallows
Mr A Graham
Mr D Henderson
Mr D Kerr
Mr B Wynd**

For the Amendment:

**Mr R Balfour
Mr J Holden
Mr H Wood
Mr F Parr**