

# Planning Decisions within Edinburgh

## WEEKLY PLANNING BULLETIN

Date: **26 August 2024**

## Decision List

Applications contained in **this** Decision List were determined during the week ending **26 August 2024**. Full details of the decision and the application report can be found on the [Planning and Building Standards Online Services](#).

Wards

[Ward B01 - Almond](#)

[Ward B02 – Pentland Hills](#)

[Ward B03 – Drum Brae/Gyle](#)

[Ward B04 – Forth](#)

[Ward B05 – Inverleith](#)

[Ward B06 – Corstorphine/Murrayfield](#)

[Ward B07 – Sighthill/Gorgie](#)

[Ward B08 – Colinton/Fairmilehead](#)

[Ward B09 – Fountainbridge/Craiglockhart](#)

[Ward B10 – Morningside](#)

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[Ward B14 – Craigentinny/Duddingston](#)

[Ward B15 – Southside/Newington](#)

[Ward B16 – Liberton/Gilmerton](#)

[Ward B17 – Portobello/Craigmillar](#)

***If you have any questions about the decisions please contact the Planning Help Desk at [planning@edinburgh.gov.uk](mailto:planning@edinburgh.gov.uk)***

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## ***Consultations from Other Authorities***

### **Consultations from East Lothian Council**

### **Consultations from Midlothian Council**

### **Consultations from West Lothian Council**

### **Consultations from Other Authorities Outwith the Lothians**

## **Planning Applications within Edinburgh**

### **Ward No.B01 – Almond**

24/03487/TCO (Treework Within a Conservation Area)	Self-set trees. Ash & Sycamore to be pruned back behind boundary fence to a height of 3m & be pruned back 1.5 clear building. at 26 Whitehouse Road Edinburgh EH4 6PH	Bright Horizons., 26 Whitehouse Road Edinburgh EH4 6PH	<b>Delegated Decision</b>	<b>NOT MAKE A TREE PRESERVATION ORDER</b>	<b>23 August 2024</b>
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Community Council: Cramond

24/03186/FUL (Planning Permission)	Install PVCu conservatory to the side of the property. at 70 Salvesen Gardens Edinburgh EH4 5JR	Mr Himanshu., 70 Salvesen Gardens Edinburgh EH4 5JR	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>19 August 2024</b>
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Community Council: Muirhouse/Salvesen

24/01650/FUL (Planning Permission)	Form satellite meeting space for those with dementia by means of installation of a prefabricated temporary summer house in the back garden of Lauriston Castle gatehouse. at Flat 1 2A Cramond Road South Edinburgh EH4 5QD	Alzheimer Scotland., FAO: Kevin McGhee 81 Oxford Street Glasgow G5 9EP	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Silverknowes (Not Active)

[Wards](#)

### **Ward No. B02 – Pentland Hills**

24/03384/FUL (Planning Permission)	Erect an office pod in rear garden. at 10 Marchbank Gardens Balerno EH14 7ET	Ms Hunter, 10 Marchbank Gardens Balerno EH14 7ET	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>19 August 2024</b>
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Community Council: Balerno

24/03116/FUL (Planning Permission)	Replace the current 1.2m timber fence along the boundary of our property with a 1.8m timber fence. This will include the removal of a 2.5m Conifer hedgerow that also runs along the boundary of our property above existing fence. at 140 Main Street Ratho Newbridge EH28 8RS	NHS Lothian., FAO: Tamim Brahmi 140 Main Street Ratho EH28 8RS	<b>Local Delegated Decision</b>	<b>WITHDRAWN</b>	<b>22 August 2024</b>
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Community Council: Ratho

[Wards](#)

### **Ward No.B03 – Drum Brae/Gyle**

24/02764/FUL (Planning Permission)	2 storey side and single storey rear extension (as amended). at 55 Gogarloch Syke Edinburgh EH12 9JD	Mr Richard, 55 Gogarloch Syke Edinburgh EH12 9JD	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Corstorphine

24/02406/FUL (Planning Permission)	Convert existing attic to form additional bedroom and shower room including formation of dormer to rear elevation and addition of rooflights to front elevation. at 61 Stuart Park Edinburgh EH12 8YE	Ms Lowden, 61 Stuart Park Edinburgh EH12 8YE	<b>Local Delegated Decision</b>	<b>WITHDRAWN</b>	<b>20 August 2024</b>
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Community Council: Corstorphine

[Wards](#)

## **Ward No. B04 – Forth**

24/03886/WINP A (Prior Approval Windows)	Ground Floor - replace glazing or sashes and glazing to three sash and case timber windows. First Floor - replace glazing or sashes and glazing to three 1 over 1 sash and case timber windows and replace one UPVC window with one 1over 1 sash and case timber window. Second Floor - replace three UPVC windows with three 1over 1 sash and case timber windows at 14 Netherby Road Trinity Edinburgh EH5 3NA	Mr Robert Guest., 14 Netherby Road Trinity Edinburgh EH5 3NA	<b>Local Delegated Decision</b>	<b>PRIOR APPROVAL NOT REQUIRED</b>	<b>22 August 2024</b>
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Community Council: Trinity

24/03294/TPO (Treework)	T1 Cherry, reduce, shape & thin. at 47 Larkfield Gardens Edinburgh EH5 3QB	Ms Ferguson, 47 Larkfield Gardens Edinburgh EH5 3QB	<b>Delegated Decision</b>	<b>WITHDRAWN</b>	<b>19 August 2024</b>
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Community Council: Trinity

24/03257/FULS TL (Planning Permission STL)	Retrospective change of use to a self-catering unit. at Flat 1 6 Hesperus Crossway Granton Edinburgh EH5 1GH	Mr Konrad Matysiak., Flat 1 6 Hesperus Crossway Granton Edinburgh EH5 1GH	<b>Local Delegated Decision</b>	<b>REFUSED</b>	<b>19 August 2024</b>
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Community Council: Granton + District

24/01800/FUL (Planning Permission)	New solar panels on flat roof and new air source heat pump in the rear garden. at 4 Park Place Edinburgh EH6 4LB	Mr Woodwark., 4 Park Place Edinburgh EH6 4LB	<b>Delegated Decision</b>	<b>PERMITTED DEVELOPMENT</b>	<b>20 August 2024</b>
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Community Council: Trinity

**Ward No. B05 – Inverleith**

24/03652/TCO (Treework Within a Conservation Area)	Two cherry trees - Crown thin 10% crown reduce 1-1.5 meters. at Flat 1 25 Belgrave Crescent And Land At Belgrave Crescent Edinburgh EH4 3AL	Mr Derek Ritchie., 25 Belgrave Crescent Dean Edinburgh EH4 3AL	<b>Delegated Decision</b>	<b>NOT MAKE A TREE PRESERVATION ORDER</b>	<b>21 August 2024</b>
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Community Council: West End

24/03590/TCO (Treework Within a Conservation Area)	Dead Sycamore by the boardwalk area. - Remove., Eucalyptus in centre of play area. - Remove. It is disrupting the use of the ground. at 22 Eyre Place Lane Broughton Edinburgh EH3 5EH	The Yard., Mrs Janet Lindsay The Yard 22 Eyre Place Lane Edinburgh EH3 5EH	<b>Delegated Decision</b>	<b>WITHDRAWN</b>	<b>21 August 2024</b>
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Community Council: New Town/Broughton

24/03592/CLP (Certificate of Lawfulness (proposed))	Proposed Entrance Porch. at 163 Craigleith Hill Avenue Craigleith Edinburgh EH4 2NA	Mr And Mrs Alistair And Karen Carnegie., 163 Craigleith Hill Avenue Edinburgh EH4 2NA	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Craigleith/Blackhall

24/03593/CLP (Certificate of Lawfulness (proposed))	Proposed entrance porch. at 163 Craigleith Hill Avenue Edinburgh EH4 2NA	Mr & Mrs Carnegie, 163 Craigleith Hill Avenue Edinburgh EH4 2NA	<b>Local Delegated Decision</b>	<b>WITHDRAWN</b>	<b>21 August 2024</b>
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Community Council: Craigleith/Blackhall

24/03513/TPO (Treework)	Common Lime, reduce selected branches to provide 2m clearance from building & crown lift to 5m from existing ground level. at 77A Craigcrook Road Edinburgh EH4 3PH	Mrs Cairncross., 77 Craigcrook Road Edinburgh EH4 3PH	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>19 August 2024</b>
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Community Council: Craigleith/Blackhall

24/03519/TCO (Treework Within a Conservation Area)	Copper Beech tree, limb removals to BS3998-2010 to achieve the required clearance. ( Clarified as 0.5- 1m around BT lines 30/7) at 18 Inverleith Avenue South Edinburgh EH3 5QA	Ipsium Utilities., FAO: Laura Fullerton Unit 3 Brucefield Industrial Estate Hutton Square Livingston EH54 9DJ	<b>Delegated Decision</b>	<b>NOT MAKE A TREE PRESERVATION ORDER</b>	<b>19 August 2024</b>
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Community Council: Stockbridge/Inverleith

24/03200/LBC (Listed Building Consent)	Extend the existing dental practice with a rear single storey extension at ground floor. at 3 Comely Bank Edinburgh EH4 1AN	Comely Bank Dental., FAO: Jonathan Wardell 3 Comely Bank Dental Edinburgh EH4 1AN	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Stockbridge/Inverleith

24/03115/FUL (Planning Permission)	To install air source heat pump in the front garden. at 9 House O'hill Terrace Edinburgh EH4 2AA	Mr Logan., 9 House O'hill Terrace Edinburgh EH4 2AA	<b>Local Delegated Decision</b>	<b>PERMITTED DEVELOPMENT</b>	<b>22 August 2024</b>
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Community Council: Craighleith/Blackhall

24/03052/LBC (Listed Building Consent)	Refurbishment and replacement of existing windows and doors at lower ground floor level. Demolition of conservatory in rear curtilage. Widening of door opening into rear garden. Refurbishment of paved areas within garden, widening of steps, new garden layout and design. New timber structures to garden to improve amenity for residents. Internal structural alterations at LGF to create an open plan living /kitchen /dining area. New services and fittings to LGF for kitchen, WC and utility. at 27 Ann Street Edinburgh EH4 1PL	Mr & Mrs Walker, 27 Ann Street Edinburgh United Kingdom EH4 1PL	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>21 August 2024</b>
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Community Council: Stockbridge/Inverleith

24/03027/CLP (Certificate of Lawfulness (proposed))	Proposed fit out of existing gym unit to educational chiropractic space. at 124A Raeburn Place Edinburgh EH4 1HG	Scotland College Of Chiropractic., FAO: Ross McDonald Edinburgh Academicals Sports Comely Bank Road Edinburgh EH4 1HQ	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Stockbridge/Inverleith

24/03004/LBC (Listed Building Consent)	Removal of existing kitchen and make walls good for turning it into a bedroom. Create new kitchen in living room and connect new services to existing (as amended). at 14 Eton Terrace Edinburgh EH4 1QD	Mrs Windsor-Mackenzie, 14 Eton Terrace Edinburgh EH4 1QD	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Stockbridge/Inverleith

24/02444/FULS TL (Planning Permission STL)	This is a secondary letting and I would like to apply for a change of use to a short term let. at Flat 3 6 North Werber Place Edinburgh EH4 1TE	Mr Khadhouri, Flat 3 4 East Pilton Farm Place Edinburgh EH5 2QN	<b>Local Delegated Decision</b>	<b>REFUSED</b>	<b>22 August 2024</b>
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Community Council: Stockbridge/Inverleith

23/04918/CLES TL (Certificate of Lawfulness Existing STL)	Application for the issue of a Certificate of Lawfulness confirming its existing use and a short term let visitor accommodation. at 18B Dean Park Mews Stockbridge Edinburgh EH4 1ED	Mr Innes Miller., 18B Dean Park Mews Edinburgh EH4 1ED	<b>Delegated Decision</b>	<b>REFUSED</b>	<b>22 August 2024</b>
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Community Council: Stockbridge/Inverleith

[Wards](#)

### **Ward No. B06 – Corstorphine/Murrayfield**

24/03654/TCO (Treework Within a Conservation Area)	4 x lawson cypress approx 18 metres, in a hedgerow - Reduce in height by upto 2 metres to reduce wind stress. at 5 Kinellan Road Murrayfield Edinburgh EH12 6ES	Mr Keith Miller., 5 Kinellan Road Edinburgh EH12 6ES	<b>Delegated Decision</b>	<b>NOT MAKE A TREE PRESERVATION ORDER</b>	<b>21 August 2024</b>
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Community Council: Murrayfield

24/03086/LBC (Listed Building Consent)	Create new internal opening and form a 6-panel double doorway with architrave facings and details to match existing. at 2 Ellersly Road Edinburgh EH12 6HZ	Mr & Mrs Stewart., Innerwick House 2 Ellersly Road Edinburgh EH12 6HZ	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Murrayfield

[Wards](#)

### **Ward No. B07 – Sighthill/Gorgie**

24/03059/ADV (Advert Consent)	Display of advertisement. at Tynecastle Stadium 1 Tynecastle Terrace Edinburgh EH11 2NL	Mr Ferrier., 1 Tynecastle Terrace Edinburgh EH11 2NL	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Gorgie/Dalry

23/05524/CLES TL (Certificate of Lawfulness Existing STL)	Application for the issue of a certificate of lawfulness confirming its existing use and a short-term let visitor accommodation. at 1F4 17 Westfield Road Edinburgh EH11 2QP	Mr Francisco Dos Santos., 1F4 17 Westfield Road Edinburgh EH11 2QP	<b>Delegated Decision</b>	<b>REFUSED</b>	<b>19 August 2024</b>
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Community Council: Gorgie/Dalry

23/05046/CLES TL (Certificate of Lawfulness Existing STL)	The existing use is a short term letting business has been used as such for a period of 10 years. at 10C Ardmillan Place Edinburgh EH11 2JU	Mr Robert Stevenson., 8 York Road Edinburgh EH5 3EH	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>21 August 2024</b>
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Community Council: Gorgie/Dalry

[Wards](#)

### **Ward No. B08 – Colinton/Fairmilehead**

24/03523/TCO (Treework Within a Conservation Area)	Tree 209, mature Common Lime, proposed complete removal of the tree from the garden due to its risk of collapse. at Lower Muirend 33 Gillespie Road Edinburgh EH13 0NW	Mrs Whittaker., Lower Muirend 33 Gillespie Road Edinburgh EH13 0NW	<b>Delegated Decision</b>	<b>NOT MAKE A TREE PRESERVATION ORDER</b>	<b>19 August 2024</b>
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Community Council: Colinton



24/03411/FUL (Planning Permission)	Erection of an extension. at 49 The Gallolee Edinburgh EH13 9QL	Mr & Mrs Quigley., 49 The Gallolee Edinburgh EH13 9QL	<b>Local Delegated Decision</b>	<b>PERMITTED DEVELOPMENT</b>	<b>19 August 2024</b>
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Community Council: Colinton

24/03376/TCO (Treework Within a Conservation Area)	Trees in neighbouring properties (35 & 37 Woodhall Road) require trimming of overhanging branches. Basic maintenance involving trimming of overhanging branches. Clarified as 5m vertical clearance. at 35 & 37 Woodhall Road Edinburgh EH13 0DT	Mr Storie., 14 Grant Avenue Edinburgh EH13 0DS	<b>Delegated Decision</b>	<b>NOT MAKE A TREE PRESERVATION ORDER</b>	<b>19 August 2024</b>
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Community Council: Colinton

24/03042/FUL (Planning Permission)	Proposed internal alterations, along with front porch extension, rear utility room extension and garden room (as amended). at 8 Buckstone Row Edinburgh EH10 6TP	Ms Ballie., 8 Buckstone Row Edinburgh EH10 6TP	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>20 August 2024</b>
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Community Council: Fairmilehead

24/02661/FUL (Planning Permission)	Convert existing garage and form first floor extension.(as amended) at 52 Buckstone Loan Edinburgh EH10 6UG	Mrs Smith., 52 Buckstone Loan Edinburgh EH10 6UG	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Fairmilehead

[Wards](#)

**Ward No. B09 – Fountainbridge/Craiglockhart**

24/02753/LBC (Listed Building Consent)	Proposed internal alterations to form studio flat and associated services. at 7 Angle Park Terrace Edinburgh EH11 2JX	AEF Electrical Ltd., FAO: Dave Norman 7 Angle Park Terrace Edinburgh EH11 2JX	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>19 August 2024</b>
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Community Council: Gorgie/Dalry

**Ward No. B10 –Morningside**

24/03698/TCO (Treework Within a Conservation Area)	Lawson cypress removal. at 69B Leamington Terrace Viewforth Edinburgh EH10 4JT	Ms Kathryn Follon., 32 West End St Monans KY10 2BX	<b>Delegated Decision</b>	<b>NOT MAKE A TREE PRESERVATION ORDER</b>	<b>21 August 2024</b>
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Community Council: Tollcross

24/03570/TCO (Treework Within a Conservation Area)	ght 19m, spread 13m, DBH 680mm. - Lower epicormic growth on fence side, prune clear of fence. Provide 1.5m clearance to phone line., Lime, TAG No., 682, Height 21m, spread 10m, DBH 750mm. - Remove epicormic to previous pruning points @ 1.8-2.5m. Provide 1.5m clearance to phone line. at 2 Tipperlinn Road Morningside Edinburgh EH10 5ET	Mr Julien Renolds., 2 Tipperlinn Road Morningside Edinburgh EH10 5ET	<b>Delegated Decision</b>	<b>NOT MAKE A TREE PRESERVATION ORDER</b>	<b>19 August 2024</b>
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Community Council: Merchiston

24/03517/TCO (Treework Within a Conservation Area)	Cherry, Option 1, remove; Option 2, prune. at 15 Marchmont Street Edinburgh EH9 1EL	Ms Mantle., 15 Marchmont Street Edinburgh EH9 1EL	<b>Delegated Decision</b>	<b>NOT MAKE A TREE PRESERVATION ORDER</b>	<b>19 August 2024</b>
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Community Council: Marchmont/Sciennes

24/03429/FUL (Planning Permission)	Conversion of loft, insertion rooflights to main roof, internal alterations to first floor, new entrance to south gable. at 1F 31 Midmar Gardens Edinburgh EH10 6DY	Mr Manson., 1F 31 Midmar Gardens Edinburgh EH10 6DY	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Morningside

24/03458/TCO (Treework Within a Conservation Area)	T1 T2 Sycamore, crown lift to 5m from ground to allow more light to garden & remove all major deadwood to make safe; secondary growth only; T3 Cherry, remove subordinate stem overhanging lawn to ground level and removing all deadwood to rejuvenate crown. (clarification by email dated 16/8) at 39 Polwarth Terrace Edinburgh EH11 1NL	Mrs Thomson., 39 Polwarth Terrace Edinburgh EH11 1NL	<b>Delegated Decision</b>	<b>NOT MAKE A TREE PRESERVATION ORDER</b>	<b>19 August 2024</b>
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Community Council: Merchiston

24/02876/FUL (Planning Permission)	Alterations and extension and sub-division. at 33 Morningside Park Edinburgh EH10 5HD	Ms Burgoyne, 33 Morningside Park Edinburgh EH10 5HD	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Morningside

24/02815/FUL (Planning Permission)	Demolish existing conservatory and erect new extension at the rear. Whole house to be upgraded with external insulated render system and replacement windows. at 4 Braid Mount Edinburgh EH10 6JP	Mr Thomson, 4 Braid Mount Edinburgh EH10 6JP	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Morningside

24/02774/FUL (Planning Permission)	Proposed erection of garden store. at 57 Comiston Road Edinburgh EH10 6AG	Mozolowski & Murray., FAO: Steve Battwick 2 - 8 Clashburn Way Bridgend Industrial Estate Kinross KY13 8GA	<b>Local Delegated Decision</b>	<b>REFUSED</b>	<b>19 August 2024</b>
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Community Council: Morningside

24/02736/FUL (Planning Permission)	Enlarge existing balcony to rear of first floor flat. at Flat 2 12 Bruntsfield Crescent Edinburgh EH10 4EZ	Ms McBride, Flat 2 12 Bruntsfield Crescent Edinburgh EH10 4EZ	<b>Local Delegated Decision</b>	<b>REFUSED</b>	<b>19 August 2024</b>
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Community Council: Merchiston

24/02605/LBC (Listed Building Consent)	New parking space. at 17 Jordan Lane Edinburgh EH10 4RA	Mr & Mrs Murison., 17 Jordan Lane Edinburgh EH10 4RA	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>21 August 2024</b>
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Community Council: Morningside

24/02484/FUL (Planning Permission)	Subdivision and change of use to Class 1A and associated layout changes. at Flat 3 6 Falcon Road West Morningside Edinburgh EH10 4AQ	AMA (New Town) Ltd., FAO: Richard Blackley 15 Coates Crescent Edinburgh EH3 7AF	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Morningside

24/00968/FUL (Planning Permission)	Form new driveway to rear. at 92 Gilmore Place Edinburgh EH3 9PF	Mr Williamson, 92 Gilmore Place Edinburgh EH3 9PF	<b>Local Delegated Decision</b>	<b>WITHDRAWN</b>	<b>19 August 2024</b>
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Community Council: Merchiston

23/04605/CLES TL (Certificate of Lawfulness Existing STL)	Application for the issue of a certificate of lawfulness confirming its existing use and a short-term let visitor accommodation. at Flat 1 6 Dorset Place Edinburgh EH11 1JP	Mr Verth, Flat 1 6 Dorset Place Edinburgh EH11 1JP	<b>Delegated Decision</b>	<b>REFUSED</b>	<b>22 August 2024</b>
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Community Council: Merchiston

23/04518/CLES TL (Certificate of Lawfulness Existing STL)	Application for a certificate of lawfulness for a short term let. at 1F2 74 Montpelier Park Edinburgh EH10 4NG	Miss Beale., Flat 2 74 Montpelier Park Edinburgh EH10 4NG	<b>Delegated Decision</b>	<b>REFUSED</b>	<b>22 August 2024</b>
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Community Council: Merchiston

[Wards](#)

### **Ward No. B11 – City Centre**

24/03659/TCO (Treework Within a Conservation Area)	2 fruit trees - Crown reduce .5-1 meter & Crown thin 10-15%, 2 Silver birch - Crown reduce back from roadside 1-2 meters at 40 Royal Terrace Calton Hill Edinburgh EH7 5AH	Ms Xanthe Weir., 40 Royal Terrace Edinburgh EH7 5AH	<b>Delegated Decision</b>	<b>NOT MAKE A TREE PRESERVATION ORDER</b>	<b>21 August 2024</b>
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Community Council: New Town/Broughton

24/03616/TCO (Treework Within a Conservation Area)	Cherry T0917. - Remove., Lime T0925. - Remove large diameter deadwood and reduce from Refectory to give 3m clearance. , Sycamore T0935. - Reduce crown from gatehouse to give 2m clearance., Sycamore T0936. - Reduce crown from gatehouse to give 2m clearance., Elm T0938. - Crown lift to 5.2m over street. , Sycamore T0940. - Reduce crown from streetlight., Sycamore T0951. - Crown lift to 5.2m over street. , Elm T0957. - Crown lift to 5.2m over street., Ash T0967. - Remove. at George Heriots School 2 Lauriston Place Tollcross Edinburgh EH3 9EQ	George Heriots School., Mr Alan Mcclellan George Heriots School 2 Lauriston Place Tollcross Edinburgh EH3 9EQ	<b>Delegated Decision</b>	<b>NOT MAKE A TREE PRESERVATION ORDER</b>	<b>20 August 2024</b>
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Community Council: Old Town

24/03504/TCO (Treework Within a Conservation Area)	1 Cupressus & 1 Swedish White Beam, reduce CupressusCupressus: Pre- Height:6 Pre-Width:2.5 Post-Height:5 Post Width:2.0 White beam: Pre-Height:7 Pre-Width:6 Post-Height:7 Post Width:6 & shape White Beam crown, raise north side removing secondary & tertiary growth. ( clarifications by email 25/7 7/8) at 64A Great King Street Edinburgh EH3 6QY	Ms Freeman, 64A Great King Street Edinburgh EH3 6QY	<b>Delegated Decision</b>	<b>NOT MAKE A TREE PRESERVATION ORDER</b>	<b>19 August 2024</b>
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Community Council: New Town/Broughton

<p>24/03231/TCO (Treework Within a Conservation Area)</p>	<p>Located along south boundary #5. Sycamore Tree (T5) remove tree by dismantling leaving stump just above ground level (as low as feasible). Trees located along south boundary #6. Lime Tree (T6) raise crown by 20% (approx. by 3 m). Trees located along west boundary #7 conifer tree small, mostly dead (T7) remove tree leaving stump as low as feasible to ground level. Trees located along west boundary #8. Laburnum (T8) reduce extended lateral branches on east side out with the crown by approx. 30%. (2 m). Trees located along west boundary #9 Holly Trees (T9, T10, T11, T12, T13, T14, T15) reduce height of Holly trees by 40%. (approx. 3 m) back to previous points. Trees located along north boundary #10 Lime Tree (T16) raise crown by 15% (approx. by 2.5 m). Trees located along north boundary #11 Sycamore Trees (T17, T18, T19) raise crown by 10% (approx. by 1.5 m). at 11 Wester Coates Gardens Edinburgh EH12 5LT</p>	<p>Mr Hamilton., 11 Wester Coates Gardens Edinburgh EH12 5LT</p>	<p><b>Delegated Decision</b></p>	<p><b>NOT MAKE A TREE PRESERVATION ORDER</b></p>	<p><b>23 August 2024</b></p>
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Community Council: Murrayfield

<p>24/03188/LBC (Listed Building Consent)</p>	<p>Proposals to reinstate the original 5 storey townhouse by opening up existing stone stairs to lower ground floor, remodelling of and alterations to lower ground floor, replacement and refurbishment of lower ground floor doors and windows on rear, garden elevation. at 23 Royal Circus Edinburgh EH3 6TL</p>	<p>Mr &amp; Mrs Burnet., 23 Royal Circus Edinburgh EH3 6TL</p>	<p><b>Delegated Decision</b></p>	<p><b>REFUSED</b></p>	<p><b>21 August 2024</b></p>
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Community Council: New Town/Broughton

24/03181/LBC (Listed Building Consent)	Internal alterations to two existing bathrooms and relocation of kitchen to another room. at 19 London Street Edinburgh EH3 6LY	Ms Swan., 19 London Street Edinburgh EH3 6LY	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>21 August 2024</b>
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Community Council: New Town/Broughton

24/03120/FULS TL (Planning Permission STL)	Retrospective change of use to continue to use as short term let (has been used as STL since March 2019). at 1F2 163 Lothian Road Edinburgh EH3 9AA	Ms Lynch., 1F2 163 Lothian Road Edinburgh EH3 9AA	<b>Local Delegated Decision</b>	<b>REFUSED</b>	<b>20 August 2024</b>
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Community Council: Tollcross

24/03006/ADV (Advert Consent)	Fascia & projecting sign. at 105 - 109 Lothian Road Edinburgh EH3 9AN	Pho Trading Limited., FAO: Colin Williams Pho Head Office 15 Clerkenwell Green London EC1R 0DP	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>21 August 2024</b>
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Community Council: Tollcross

24/02948/LBC (Listed Building Consent)	Internal alterations to non-listed areas to create additional guest bedrooms. at 74 - 76 Queen Street Edinburgh EH2 4NF	Gloag Serviced Apartments Limited., 56 George Streer Edinburgh EH2 2LR	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>19 August 2024</b>
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Community Council: New Town/Broughton

24/02963/LBC (Listed Building Consent)	Move kitchen and reconfigure rooms. at 9C Scotland Street Edinburgh EH3 6PP	Mr Marchetti., 9C Scotland Street Edinburgh EH3 6PP	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>19 August 2024</b>
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Community Council: New Town/Broughton

24/02940/LBC (Listed Building Consent)	Internal and external works including redecorating timber doors and frames. at 2 - 4 Shandwick Place Edinburgh EH2 4SH	Greggs Plc., FAO: Sara Humphries 12 Martin Dale Loggerheads Market Drayton TF9 4DH	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>21 August 2024</b>
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Community Council: West End

24/02730/FUL (Planning Permission)	External walls to restaurant to be painted black. at 90 Hanover Street Edinburgh EH2 1EL	Bucks Bar., 90 Hanover Street Edinburgh EH2 1EL	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>19 August 2024</b>
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Community Council: New Town/Broughton

24/02731/LBC (Listed Building Consent)	External walls to restaurant to be painted black. at 90 Hanover Street Edinburgh EH2 1EL	Bucks Bar., 90 Hanover Street Edinburgh Scotland EH2 1EL	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>19 August 2024</b>
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Community Council: New Town/Broughton

23/05529/CLES TL (Certificate of Lawfulness Existing STL)	Application for the issue of a Certificate of Lawfulness confirming its existing use and a short-term let visitor accommodation. at PF2 26 Gardner's Crescent Edinburgh EH3 8DF	Mr Wang., PF2 26 Gardner's Crescent Edinburgh EH3 8DF	<b>Delegated Decision</b>	<b>REFUSED</b>	<b>22 August 2024</b>
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Community Council: Tollcross

23/05710/CLES TL (Certificate of Lawfulness Existing STL)	Application for a certificate of lawfulness for a short term let. at Flat 14 14 Old Tolbooth Wynd Edinburgh EH8 8EQ	Mr Johnstone Rae., Flat 14 14 Old Tolbooth Wynd Edinburgh EH8 8EQ	<b>Delegated Decision</b>	<b>REFUSED</b>	<b>22 August 2024</b>
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Community Council: Old Town

23/05435/CLES TL (Certificate of Lawfulness Existing STL)	Application for a certificate of lawfulness for a short term let. at 5B Lauriston Gardens Edinburgh EH3 9HH	Mr Harty., 5A Lauriston Gardens Edinburgh EH3 9HH	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Tollcross

23/05166/FULS TL (Planning Permission STL)	Retrospective change the use from residential to short term holiday let. at 1F1 107 Broughton Street Edinburgh EH1 3RZ	Mrs Finegan, Flat 1 29 Regent Terrace Edinburgh EH7 5BS	<b>Local Delegated Decision</b>	<b>REFUSED</b>	<b>20 August 2024</b>
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Community Council: New Town/Broughton

23/04830/CLES TL (Certificate of Lawfulness Existing STL)	To continue operating as a short term let. at 1F3 149 Morrison Street West End Edinburgh EH3 8AG	Bonjour Investments Limited., FAO: Miss Fan Zhang 85 Great Portland Street London W1W 7LT	<b>Delegated Decision</b>	<b>REFUSED</b>	<b>19 August 2024</b>
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Community Council: West End



**Ward No. B12 – Leith Walk**

24/03417/FUL (Planning Permission)	Internal rearrangement and refurbishment work, a new rear dormer and new windows, glazed doors and rooflight's. at 35 Cambridge Avenue Edinburgh EH6 5AW	Mr Tully., 35 Cambridge Avenue Edinburgh EH6 5AW	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Leith Central

24/03352/FUL (Planning Permission)	Proposed rear extension. at 27 Rosslyn Terrace Edinburgh EH6 5AU	Mr Vitry., 27 Rosslyn Terrace Edinburgh EH6 5AU	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Leith Central

24/02825/CLE (Certificate of Lawfulness (existing))	To formally establish existing residential use. at 15 Windsor Street Lane Edinburgh EH7 5JZ	Ralph Sayer Solicitors., FAO: Ivan Ralph Birch House 10 Bankhead Crossway South Edinburgh EH11 4EP	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>21 August 2024</b>
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Community Council: Leith Central

24/02729/FUL (Planning Permission)	New dormer, roof windows and associated re-slating works. at 52 Maryfield Edinburgh EH7 5AS	Mr Gotts., 2A Station Street Fairfield Victoria, 3078 Australia 3078	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>19 August 2024</b>
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Community Council: Leith Central

**Ward No. B13 – Leith**

24/03296/TCO (Treework Within a Conservation Area)	T1 and T2 Holly trees. Pruning to reduce height by up to 2m, sides by up to 0.5m and raise crown to 2.5m to create nice even shape at 11 Wellington Place Edinburgh EH6 7EQ	Mr Richard Bamford., 11 Wellington Place South Leith Edinburgh EH6 7EQ	<b>Delegated Decision</b>	<b>NOT MAKE A TREE PRESERVATION ORDER</b>	<b>21 August 2024</b>
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Community Council: Leith Links

24/02747/LBC (Listed Building Consent)	Proposed rear extension plus internal alterations (as amended). at 9 Gladstone Place Edinburgh EH6 7LY	Mr Garstang, 9 Gladstone Place Edinburgh EH6 7LY	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>19 August 2024</b>
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Community Council: Leith Links

24/02342/LBC (Listed Building Consent)	Vary design to frontage as approved (23/06770/LBC). at GF 8 Claremont Park Edinburgh EH6 7PJ	Mr Annan., GF 8 Claremont Park Edinburgh EH6 7PJ	<b>Delegated Decision</b>	<b>REFUSED</b>	<b>19 August 2024</b>
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Community Council: Leith Links

23/05542/FULS TL (Planning Permission STL)	Change of use from residential to a short term let (in retrospect). at Flat 15 108 Great Junction Street Edinburgh EH6 5LD	Mr Saunders, Flat 15 108 Great Junction Street Edinburgh EH6 5LD	<b>Local Delegated Decision</b>	<b>REFUSED</b>	<b>20 August 2024</b>
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Community Council: Leith Harbour And Newhaven

[Wards](#)

### **Ward No. B14 – Craigentinny/Duddingston**

24/03484/FUL (Planning Permission)	Extension to domestic dwelling to form additional bedroom. at 5 Vandeleur Place Edinburgh EH7 6UF	Mr Irving., 5 Vandeleur Place Edinburgh EH7 6UF	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>19 August 2024</b>
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Community Council: Craigentinny/Meadowbank

24/03230/FUL (Planning Permission)	Work involves refurbishment of existing garage to be fully upgraded insulated to form a self-contained multi-purpose room. Existing ground floor to main house to be remodelled to utilise space more efficiently and increase external openings to provide more natural light within spaces. at 40 Meadowfield Avenue Edinburgh EH8 7NW	Ms Smith., 40 Meadowfield Avenue Edinburgh EH8 7NW	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Northfield/Willowbrae

24/03147/FUL (Planning Permission)	Attic conversion to include dormer on Front, Side and Rear Elevation to match previously approved schemes on locality. at 8 Marionville Avenue Edinburgh EH7 6AS	Mr Cully., 8 Marionville Avenue Edinburgh EH7 6AS	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Craigentinny/Meadowbank

24/02942/FUL (Planning Permission)	Demolish garage, conservatory and car port and erect extension to side and rear (as amended). at 74 Craigentenny Avenue Edinburgh EH7 6PX	Mr & Mrs Kekic., 74 Craigentenny Avenue Edinburgh EH7 6PX	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Craigentenny/Meadowbank

23/05970/CLES TL (Certificate of Lawfulness Existing STL)	Application for the issue of a certificate of lawfulness confirming its existing use and a short-term let visitor accommodation. at 2F3 51 Marionville Road Edinburgh EH7 6AG	Mr Chiurato., Flat 5 51 Marionville Road Edinburgh EH7 6AG	<b>Delegated Decision</b>	<b>WITHDRAWN</b>	<b>22 August 2024</b>
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Community Council: Craigentenny/Meadowbank

[Wards](#)

### **Ward No. B15 – Southside/Newington**

24/03407/FUL (Planning Permission)	Reinstatement of cast iron railings to front of premises. at 4 Alfred Place Edinburgh EH9 1RX	Mr Flynn, 4 Alfred Place Edinburgh EH9 1RX	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>20 August 2024</b>
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Community Council: Grange/Prestonfield

24/03339/FUL (Planning Permission)	Plan for a wooden log cabin garden shed of approx. 5.5m(w) x 2.5m(d) x 2.4m(h) at the end of our back garden, to be used for garden storage, bike storage and a small gym. at 34 Findhorn Place Edinburgh EH9 2JP	Mr Pugh, 34 Findhorn Place Edinburgh EH9 2JP	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>20 August 2024</b>
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Community Council: Grange/Prestonfield

24/03077/FUL (Planning Permission)	New garden room to private rear garden. at 9 Eva Place Edinburgh EH9 3ET	Mr Britton., 9 Eva Place Edinburgh EH9 3ET	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>19 August 2024</b>
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Community Council: Grange/Prestonfield

24/02943/CLP (Certificate of Lawfulness (proposed))	Installation of replacement windows. at St Margaret's Care Home 5 East Suffolk Road Edinburgh EH16 5PH	Four Seasons Healthcare., St Margaret's Care Home 5 East Suffolk Road Edinburgh EH16 5PH	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Grange/Prestonfield

24/02734/FUL (Planning Permission)	Removal of existing dormer to front elevation of roof and construction of enlarged dormer, to allow formation of study. at 67 Charterhall Grove Edinburgh EH9 3HT	Ms Neufield., 67 Charterhall Grove Edinburgh EH9 3HT	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>22 August 2024</b>
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Community Council: Grange/Prestonfield

24/02602/LBC (Listed Building Consent)	The proposed works are to replace an existing broken electric black solid metal gate with a new black solid metal sliding electric gate. at Flat 2 25 Oswald Road Edinburgh EH9 2HJ	Mrs Beckford, Flat 2 25 Oswald Road Edinburgh EH9 2HJ	<b>Delegated Decision</b>	<b>GRANTED</b>	<b>19 August 2024</b>
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Community Council: Grange/Prestonfield

24/02334/FUL (Planning Permission)	Replacement of existing fencing with new fencing of increased height to the goal end of hockey pitch 2 and the perimeter of the Multi-Use Games Area. Installation of a new external store for goals and sports equipment. at Peffermill Playing Fields 40 Peffermill Road Edinburgh EH16 5LL	University Of Edinburgh., FAO: Euan Forsyth Estates Department 9 Infirmary Street Edinburgh EH1 1NP	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>19 August 2024</b>
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Community Council: Grange/Prestonfield

23/07154/FUL (Planning Permission)	Erect dwellinghouse (as amended). at 2A Blackford Avenue Edinburgh EH9 2ET	Mr Scott, 13 - 17 Comiston Road Edinburgh EH10 6AA	<b>Local Delegated Decision</b>	<b>GRANTED</b>	<b>21 August 2024</b>
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Community Council: Grange/Prestonfield

[Wards](#)

### **Ward No. B16 – Liberton/Gilmerton**

23/07402/FUL (Planning Permission)	Retrospective change of use from yard to shed (mixed use of a gym, Class 11 and joiners workshop, (Class 5) and yard. at Land 24 Metres South Of 56 Old Burdiehouse Road Edinburgh	Mrs Gillespie, 48 Swanston Gardens Edinburgh EH10 7DF	<b>Delegated Decision</b>	<b>WITHDRAWN</b>	<b>19 August 2024</b>
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Community Council: Gilmerton/Straiton/Inch

**Ward No. B17 – Portobello/Craigmillar**

24/03509/TCO (Treework Within a Conservation Area)	Lime & Sycamore tree, pollard back to previous pruning points reduce est 4- 5m. at 8 Argyle Crescent Edinburgh EH15 2QG	Mr Hayes., 8 Gracemount Square Edinburgh EH16 6EG	<b>Delegated Decision</b>	<b>NOT MAKE A TREE PRESERVATION ORDER</b>	<b>23 August 2024</b>
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Community Council: Portobello

24/01257/FUL (Planning Permission)	Proposed new house and alterations. at 7 Milton Road East Edinburgh EH15 2ND	Mr Singh., 7 Milton Road East Edinburgh EH15 2ND	<b>Local Delegated Decision</b>	<b>REFUSED</b>	<b>22 August 2024</b>
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Community Council: Portobello

23/05489/CLES TL (Certificate of Lawfulness Existing STL)	To continue operating as a Short Term Let. at 3 William Jameson Place Edinburgh EH15 1TG	1 Dynasty Ltd., FAO: Kaiyla Lawrie 3 William Jameson Place Edinburgh EH15 1TG	<b>Delegated Decision</b>	<b>REFUSED</b>	<b>21 August 2024</b>
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Community Council: Portobello