



11<sup>th</sup> September 2017

Development Management  
Planning Department  
City of Edinburgh Council  
4 East Market Street  
Edinburgh  
EH8 8BG

Our Ref: BH1

Dear Sir/Madam

THE TOWN AND COUNTRY PLANNING (SCOTLAND) ACT 1997 AS AMENDED BY PLANNING ETC  
(SCOTLAND) ACT 2006

**PROPOSAL OF APPLICATION NOTICE: MAJOR DEVELOPMENT**

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LAND EAST OF GILMERTON STATION ROAD, EDINBURGH, EH17 8RY

**MIXED USE DEVELOPMENT COMPRISING: CLASS 1 RETAIL, CLASS 2 PROFESSIONAL SERVICES, CLASS 3 (INC. SUI GENERIS) FOOD AND DRINK, CLASS 4-6 BUSINESS/LIGHT INDUSTRIAL, CLASS 7 HOTEL, CLASS 11 ASSEMBLY AND LEISURE, ACCESS, CAR PARKING, SERVICING, BRIDGE, DEMOLITION OF BUILDINGS AND ASSOCIATED WORKS**

On behalf of Bernard Hunter Limited please find enclosed a completed Proposal of Application Notice (PAN) for the above development.

Given the development extends to approximately 2 hectares and with a total floorspace level of over 5,000 sq.m. the proposal is categorised as a 'Major Development'. The Attached PAN gives notice to the planning authority that an application for the above development will be submitted by Bernard Hunter Limited no sooner than 12 weeks from the date of this letter.

Under Section 35B of the Planning etc (Scotland) Act 2006 and Regulations 4-7 of the Town and Country Planning (Development Management Procedure) (Scotland) Regulations 2013, the PAN provides:

**1. A description in general terms of the development to be carried out:**

*Mixed Use Development Comprising: Class 1 Retail, Class 2 Professional Services, Class 3 (Inc. Sui Generis) Food and Drink, Class 4-6 Business/Light Industrial, Class 7 Hotel, Class 11 Assembly and Leisure, access, car parking, servicing, bridge, demolition of buildings and associated works*

**2. The postal address of the site**

Land East of Gilmerton Station Road, Edinburgh, EH17 8RY



**Main Office:**  
Shiel House  
54 Island Street  
Galashiels  
TD1 1NU

**T** 01896 668 744  
**M** 07960 003 358  
**E** [tim@fergusonplanning.co.uk](mailto:tim@fergusonplanning.co.uk)  
**W** [www.fergusonplanning.co.uk](http://www.fergusonplanning.co.uk)

**Glasgow Office:**  
69 Buchanan Street  
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**M** 07586 807 973  
**E** [sarah@fergusonplanning.co.uk](mailto:sarah@fergusonplanning.co.uk)  
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**NI Office:**  
61 Moyle Road  
Ballycastle  
Co. Antrim  
BT54 6LG



**3. A plan showing the outline of the site at which the development is to be carried out**

Refer to attached plan

**4. Our contact details as agent for the applicant**

Tim Ferguson  
Ferguson Planning  
Shiel House  
54 Island Street  
Galashiels  
TD1 1NU

t. 01896 668 744  
e. tim@fergusonplanning.co.uk

**5. Details of what consultation the applicant intends to undertake, when such consultation is to take place, with whom and what form it will take.**

Full detail of the public consultation process, including advertisement and date in the local press, will be made known to the City of Edinburgh Council, Community Council, Ward Councillors and the general public in due course. The notification of the public event will be published no sooner than 7 days prior to the event occurring.

It is intended that it would be held nearby at:

**Gilmerton Society Hall / Gilmerton Community Centre  
4 Drum Street  
Edinburgh  
EH17 8QG**

The public consultation would take place over the course of one day (eg. 12 Noon-7pm) with the indicative date being: **Thursday 23<sup>rd</sup> November 2017.**

**A copy of the PAN has been sent (via email) to:**

- **Gilmerton/Inch Community Council**
- **Liberton/Gilmerton Ward Members:**
  - **Councillor Lesley Macinnes**
  - **Councillor Stephanie Smith**
  - **Councillor Lezley Marion Cameron**
  - **Councillor Derek Howie**



# FERGUSON PLANNING



In accordance with the regulations this PAN starts the pre-application consultation clock. After a minimum period of 12 weeks from the date of this letter the applicant would intend submitting the application and any associated documents.

If there are any queries regarding this proposal please do not hesitate to contact Tim Ferguson on 01896 668 744.

**Yours Faithfully**

A handwritten signature in black ink, appearing to read 'Tim Ferguson', is written over a light blue rectangular background.

**FERGUSON PLANNING**

**Enc.**



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