



Agenda Item 3: Draft Minutes of Meeting Held at 14:00hrs on 29 September 2025 at Carrochan, Balloch

Planning and Access Committee

24 November 2025

Paper for approval

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Attendees

Members

Claire Chapman (CC) Chair

Davy Fettes (DF)

William Sinclair (WS)

David Mackie (DM)

Richard Johnson (RJ) Depute Chair

Shonny Paterson (SP)

In Attendance – National Park Authority staff

Stuart Mearns, Director of Place (SM)

Bob Cook, Development Manager (BC)

Jack Riggs, Planning Officer (JR)

Jennifer Paton, Planning Officer (JP)

Fiona Stewart, Natural Heritage Advisor (FS)

Dougie Smith, Corporate Performance Manager (DS) – Governance Clerk and Minutes

Also In Attendance

Chris Devlin, Legal Clerk, Anderson Strathern LLP (CD)

Apologies

Hazell Sorrell (HS), Colin Lee (CL), Martin Earl (ME), Chris Spray (CS)

Items and Actions

1. Welcome and Apologies

The Chair welcomed attendees to this meeting of the Planning & Access Committee.

The Chair welcomed the members of the public observing online.

The Chair invited all participants to introduce themselves.

The Chair advised that Hazel Sorrell, Colin Lee and Martin Earl were not in attendance and had submitted their apologies.

CD confirmed that this meeting was quorate.

2. Declarations of Interest

Item 5 – RJ declared that he is the applicant and will not take part in the discussion or the decision on this item.

CS confirmed that RJ would be required to leave the room for Item 5.

3. Minutes of Previous Meeting:

Meeting held on 30 June 2025:

Decision: RJ, seconded by DM, proposed the approval of the minutes of the meeting of 30th June 2025. The minutes were approved unanimously by a show of hands of those present.

CD confirmed the decision of the committee.

4. EXT/2025/0008 - Glen Lednock windfarm consultation (an ECU application) - to agree NP objection on landscape grounds

JP presented the officer's report, alongside a PowerPoint presentation.

Questions from Members followed and focused on:

- Construction details. JP confirmed those were for the local authority to consider.
- Visibility distances of the turbines
- Nighttime visibility of any lights
- Accumulative impact of multiple windfarm applications in close proximity
- Special landscape qualities of the National Park and landscape impact
- Timing of applications
- Landscape and visual impact considerations

MOTION: RJ, seconded by DM, proposed to approve the recommendation as follows:

That Members:

APPROVE the contents of this report as its submission to the Scottish Government Energy Consents Unit, as the National Park Authority's consultation response on the application.

DECISION: The motion became the decision of the Committee by unanimous decision.

CD confirmed the decision of the committee.

5. 2025/0189/DET - Change of Use of Office to dwelling Callander

RJ left the meeting.

JR presented the officer's report, alongside a PowerPoint presentation.

MOTION: DF, seconded by SP, proposed to approve the recommendation as follows:

That Members:

APPROVE the application subject to the imposition of the condition set out in Appendix 1 of the report.

DECISION: The motion became the decision of the Committee by unanimous decision.

CD confirmed the decision of the committee.

RJ rejoined the meeting

6. Any Other Business

- Major Planning Applications – SM; updated members on Loch Long Fish Farm appeal, confirming ministerial approval contrary to the Board's decision and the Reporter's recommendation. Statutory appeal deadline ends w/b 6th October. SM updated members on Lomond Banks application appeal – still with Scottish Ministers, no deadline for decision.
- Enforcement action at Stroneslaney – BC; plots near Balquidder. Notice served on static caravan in August, coming into effect on 10th September. Deadline for action is 8th October. Other enforcement notices are in place at the plots. Agency engagement meeting has been held.
- Document Management System downtime – BC; upgrades to DMS and Uniform system which holds planning files and allows public to access files mean that from 7th Oct public access will be removed while the systems move to the Cloud for approximately 10 days. BC confirmed no application would be disadvantaged as a result of the systems being inaccessible.

7. Date of Next Meeting

27 October 2025 – full Board Local Development Plan Briefing Session.

Signed _____