



MORAY LOCAL REVIEW BODY

SUMMARY OF INFORMATION FOR CASE No 001

1. **Ward 2 : Keith & Cullen**

Planning application : 09/00961/OUT – Outline to erect a new dwellinghouse at Clayland, Auchairn By Keith

2. Planning permission was refused under the Statutory Scheme of delegation by the Appointed Officer as:

The proposal is contrary to policy 1(e) of the Moray Structure Plan 2007 and policies H8 and IMP1 of the adopted Moray Local Plan 2008 for the following reasons:

‘The proposal would be located within an open rural setting of largely uniform landform character, which would lack sufficient backdrop to offset its prominence when viewed from the adjoining public road network. The resultant development would represent inappropriate ‘overtly prominent’ development in the countryside, that would neither be low-impact nor well located and which would detract from the rural character of this part of the countryside. No material considerations exist to warrant a departure from policy and if approved the proposal would set an undesirable precedent for further applications to be submitted in the locality’.

3. The Report of Handling on the application subject of Review is attached as **Appendix 1**
4. A copy of the Notice of the Review is attached as **Appendix 2**
5. There were no further representations from interested parties.