

06/00631/OUT
29th March 2006

Outline to erect new dwellinghouse on Site Adjacent To The
Old Railway Line Millegan Grange Keith for Miss Linda
Hendry

Comments:

- MEMBERS WILL HAVE VISITED THE SITE.
- Application previously reported to Environmental Services Committee and Development Control Manager considers that significant amendments have been made to the proposal for the Committee to reconsider the development.
- Advertised as a departure from the development plan.
- No objections/representations received.

Procedure:

- None.

Recommendation: **Refuse - For The Following Reason(s):-**

1. The proposals are contrary to Moray Structure Plan policy 1(e), Moray Local Plan 2000 L/HC3 and L/IMP2 and Emerging Local Plan 2008 policy IMP1.
 - The proposal would fail to integrate sensitively with existing landforms so as to blend unobtrusively with its surroundings. The site occupies an open area with inadequate features to separate it naturally from the surrounding ground.
 - The resultant visual impact of the development would detract from the rural character of this part of the countryside and set a precedent for other similar applications to be submitted in the locality.