

Elgin City North WARD 06_07

**09/02265/APP
7th December 2009**

Vary conditions 3(6) and 5 of planning consent ref. 08/02039/FUL for 119 houses and 30 flats to allow the development to proceed without the provision of a road link between the site and Reynolds Crescent at R2 Waulkmill, Reiket Lane, Elgin, Moray for Springfield PLC

Comments:

- MEMBERS WILL HAVE VISITED THE SITE.
- This application relates directly to an application previously considered by Committee, and the appointed officer considers that a significant amendment is proposed which requires re-consideration by Committee.

Procedure:

- In the event that Committee is minded to accept the recommendation, enforcement action should be initiated to halt the on-going development until such time as this matter is resolved.

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

1. The proposal is contrary to the provisions of policies T2 and IMP1 of the Moray Local Plan 2008 in that it would result in the loss of a second point of vehicular access to the development; this facility being required to ensure unhindered emergency access and road safety.