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By email to:
LocalReviewCommittee@glasgow.gov.uk

David McAllister
Planning Officer
Planning and Building Standards
Neighbourhoods, Regeneration and
Sustainability
Glasgow City Council
Exchange House
231 George Street
Glasgow
G1 1RX

Longmore House
Salisbury Place
Edinburgh
EH9 1SH

Enquiry Line: 0131-668-8716
HMAppeals@hes.scot

Our case ID: 300054868
Your ref: 21/00058/LOCAL
11 November 2021

Dear David McAllister

**Appeal Against Erection of dwellinghouse within curtilage of existing dwellinghouse
(Retrospective) at Kittoch Mill, 94 Busby Road, Glasgow**

Thank you for your email of 1 November requesting information.

You asked if we had information that we may be able to provide on the value of both the former Kittoch Mill building and a structure previously standing at the application site.

Kittoch Mill, and the structure previously standing at the application site, are not designated as a listed building nor within a Conservation Area. We do not have any information that we can provide on the value of either Kittoch Mill or the structure that previously stood on the application site.

If it would be helpful you can propose that Kittoch Mill is listed. This would mean our designation team would first assess the application to have the Mill listed. If they proceed with your application, they may take up to 9 months to reach a decision on listing. You can find out how to start this process [here](#).

I hope this is helpful and clear.

Yours faithfully

Historic Environment Scotland

Historic Environment Scotland – Longmore House, Salisbury Place, Edinburgh, EH9 1SH

Scottish Charity No. **SC045925**

VAT No. **GB 221 8680 15**

From: [David J. McMorran](#)
To: [McAllister, David \(NRS\)](#)
Cc: ["john.campbell@jcclp.co.uk"](mailto:john.campbell@jcclp.co.uk)
Subject: RE: GLASGOW CITY COUNCIL PLANNING LOCAL REVIEW COMMITTEE - Kitch Mill, 94 Busby Road, Glasgow (OFFICIAL)
Attachments: [image001.jpg](#)

Hi David / Sam

Further to your email of 1st November requesting additional background information on the 'building' that previously sat within the application site, we have consulted with the applicant and site owner, Mr Campbell, on this matter and can advise as follows:

Mr Campbell purchased Kitch Mill and its associated grounds in February 2007. At that time of purchase a large wooden 'barn' sat within the site of current proposed cottage. This 'barn' had been erected by one of the previous owners prior to Mr Campbell, but we have no indication when it was erected and therefore how long it had been there for. While it is referred to as a 'large barn' in the application, in reality this was an old wooden railway goods car, in which the wheels and associated running gear had been removed and the 'box car' top placed directly onto the ground. The goods car had a large wooden sliding door on the side to permit access. The previous owners had at some point converted the interior of the goods car into 3 separate sections which Mr Campbell believes had been used previously to house horses.

When Mr Campbell acquired Kitch Mill he found the 'barn' to be in poor condition, with much of existing timber rotted and damaged due to both the age of the railway goods car and also that fact it was sitting directly on the ground. It was also we understand rather unsightly. As such Mr Campbell removed the 'barn' during the summer of 2007.

Given the nature of its construction, and use, no drawings were provided to Mr Campbell as part of the acquisition process and we imagine that it is highly unlikely that any exist. Equally, Mr Campbell advised it was not something that he photographed at the time or something we believe that there is a photographic record of.

We trust that this is of some assistance, but if you wish to discuss any of the above further then please do not hesitate to contact us.

Also as a final note, and for your information, the drawing that accompanied your original email did not relate to the original application / appeal submitted by our client but was for another site in Glasgow City Centre (The Merchant Pub on West George Street).

Best Regards

David McMorran

Director

BSc(Hons) PgDip ARB RIBA ARIAS



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From: McAllister, David (NRS) <David.McAllister@drs.glasgow.gov.uk>

Sent: 01 November 2021 14:08

To: David J. McMorran <david@mcmorran.uk>

Subject: GLASGOW CITY COUNCIL PLANNING LOCAL REVIEW COMMITTEE - Kittoch Mill, 94 Busby Road, Glasgow (OFFICIAL)

OFFICIAL

Mr John Campbell
Kittoch Mill
94 Busby Road
Glasgow
G76 9BJ

Dear Sir,

GLASGOW CITY COUNCIL PLANNING LOCAL REVIEW COMMITTEE

APPELLANT: Mr John Campbell

PLANNING REFERENCE: 20/03130/FUL

REVIEW REFERENCE: 21/00058/LOCAL

REVIEW ADDRESS: Kittoch Mill, 94 Busby Road, Glasgow

REVIEW PROPOSAL: Erection of dwellinghouse within curtilage of existing dwellinghouse (Retrospective)

Please note that at their meeting of 21 September 2021, the Planning Local Review Committee (LRC) noted that the former Kittoch Mill, 94 Busby Road, Glasgow, is in close proximity to the site boundary of the above proposal, and that a barn or other structure previously stood at the location of the proposal.

The Local Review Committee is of the view that the heritage value of both the former Kittoch Mill building and the structure previously standing at the application site (see attached location plan) may be considerations which should inform their deliberation of the proposal. In this regard, the LRC would be grateful to receive information which you may be able to provide on the value of the former Kittoch Mill building and the building which previously stood at the application site, from a heritage point of view.

It is requested that the information be provided by 22 November 2021.

The Local Review Committee has made the same request to the following:

- Glasgow City Council, Neighbourhoods, Regeneration and Sustainability, Planning, Housing and Building Standards; 231 George Street, Glasgow
- Glasgow City Heritage Trust, 54 Bell Street, Glasgow;
- Glasgow Building Preservation Trust, Room 16, 120 Sydney Street, Glasgow and
- Historic Environment Scotland, Longmore House, Salisbury Place, Edinburgh, EH9 1SH.

I look forward to hearing from you.

If you require further information before responding, please do not hesitate to contact me.

Yours faithfully

Sam Taylor

Local Review Committee Adviser

Please address correspondence to Sam Taylor

Direct phone: 0141 287 8654

E-mail: <mailto:LocalReviewCommittee@glasgow.gov.uk>

David McAllister

Planning Officer

Planning and Building Standards

Neighbourhoods, Regeneration and Sustainability

Glasgow City Council

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Glasgow

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Phone: 0141 287 8644

Email: David.mcallister@glasgow.gov.uk

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From: [David J. McMorran](#)
To: [Local Review Committee \(DRS\)](#)
Cc: john.campbell@jcllp.co.uk
Subject: RE: GLASGOW CITY COUNCIL LOCAL REVIEW COMMITTEE 21/00038/LOCAL at Kittoch Mill, 94 Busby Road (OFFICIAL)
Date: 14 April 2024 13:20:31
Attachments: [image001.jpg](#)
[RE GLASGOW CITY COUNCIL PLANNING LOCAL REVIEW COMMITTEE - Kittoch Mill 94 Busby Road Glasgow \(OFFICIAL\).msg](#)

F.A.O Fiona Milne

Dear Fiona

Further to your email of 2nd April regarding the local review at Kittoch Mil, 94 Busby Road and the request for further information, we can respond as follows.

We previously received on the 1st November 2021 an email from you colleague David McAllister which contained the request for additional information on the barn / structure that was previously present on the site.

We replied to David on the 8th November 2021 advising that the applicant had no drawings or photographs of the existing structure, but we were able to provide a brief description of what was there based on what Mr Campbell advised us.

A copy of the email sent to David on the 8th November is attached for tour information.

On the basis that we have not / cannot provide the information requested by the committee we appreciate that the application will likely need to be taken forward without the required information, however, we did note from the original email from David dated 1st November 2021 that the request had also gone out to a number of internal council departments & 3rd parties as well. We assume that they, like us, have not been able to unearth / provide any information?

Best Regards

David McMorran

Director

BSc(Hons) PgDip ARB RIBA ARIAS



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E: David@mcmorran.uk

From: Local Review Committee (DRS) <LocalReviewCommittee@glasgow.gov.uk>

Sent: Tuesday, April 2, 2024 10:02 AM

To: David J. McMorran <david@mcmorran.uk>

Cc: john.campbell@jcllp.co.uk

Subject: GLASGOW CITY COUNCIL LOCAL REVIEW COMMITTEE 21/00038/LOCAL at Kittoch Mill, 94 Busby Road (OFFICIAL)

OFFICIAL

Dear Mr McMorran,

You acted as agent for Mr John Campbell for the local review at this address for the erection of a dwellinghouse within the curtilage of an existing dwellinghouse (Retrospective), which was continued on 21 September 2021 for further information relating to the heritage elements of the site. I have no record that this information has been received and therefore request that you provide this information to the email address above (localreviewcommittee@glasgow.gov.uk) by

16 April 2024, or request an extension indicating timescales for its submission, or the review will be taken back to Committee to make a decision without the required information.

If you have any questions regarding this please reply to this email address.

Kind regards,

Fiona

Fiona Milne MRTPI MA (Hons) MURP

Planner

Neighbourhoods, Regeneration and Sustainability

Glasgow City Council

Exchange House

231 George Street

Glasgow

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