

Suggested Conditions

01. Before any work on the site is begun, details of refuse and recycling storage areas and bins shall be submitted to and approved in writing by the planning authority. These facilities shall be completed before the development/the relevant part of the development is occupied.

Reason: To ensure the proper disposal of waste and to safeguard the environment of the development.

02. Written confirmation of the strategy for the collection of bins and disposal of waste, including where waste from the apartment will be stored before being collected for disposal, shall be submitted to and approved by the Planning Authority prior to any part of the development being occupied and thereafter shall be implemented in accordance with the approved plans.

Reason: To ensure the proper disposal of waste and to safeguard the environment of the development.

03. Before any work on site is begun, a method statement setting out the timings of servicing and deliveries, including the frequency of cleaning and laundry for stays of more than 3 nights, shall be submitted to and approved by the Planning Authority. All deliveries, servicing and cleaning shall then be carried out in accordance with the approved statement.

Reason: To enable the planning authority to consider this/these aspect(s) in detail.

04. Provision shall be made within the development for a minimum of 1 cycle parking space. This provision shall be in accordance with the requirements of Glasgow City Council's City Development Plan, Supplementary Guidance 11: Sustainable Transport, Section 4 Cycle Parking. The cycle parking shall be available for use in accordance with the approved drawings before the development is occupied.

Reason: To ensure that the cycle parking is available for the occupiers/users of the development.

05. Noise from or associated with the completed development (the building and fixed plant) shall not give rise to a noise level, assessed with windows closed, within any dwelling or noise sensitive building in excess of that equivalent to Noise Rating Curve 35 between 0700 and 2200, and Noise Rating Curve 25 at all other times.

Reason: To protect the occupiers of the dwellings or noise sensitive buildings from excessive noise.

06. The permission hereby granted is for a temporary period of 18 months from the date of this permission, at which point, unless a further planning permission is granted,

the use of the dwelling for apart-hotel accommodation shall stop and the use of the dwelling shall revert to mainstream residential.

Reason: To enable the planning authority to review the acceptability of the use of this property in the light of circumstances prevailing at that time.

Advisory Notes:

01. The granting of planning permission does not remove the requirement for the applicant to obtain a Short Term Let License per the Civic Government (Scotland) Act 1982 (Licensing of Short-term Lets) Order 2022.