

Report to: **Planning Committee**  
 Date of Meeting: **23 August 2011**  
 Report by: **Executive Director (Enterprise Resources)**

Application No CL/11/0324  
 Planning Proposal: Erection Of Signage

## 1 Summary Application Information

- Application Type : Advertisement Application
- Applicant : Tesco Stores Ltd
- Location : Loch Park Stadium  
Shieldhill Road  
Carluke

## 2 Recommendation(s)

### 2.1 The Committee is asked to approve the following recommendation(s):-

- (1) Grant Advertisement Consent (Subject to Conditions – Based on Conditions Attached)

### 2.2 Other Actions/Notes

- (1) The Planning Committee has delegated powers to determine this application.

## 3 Other Information

- ◆ Applicant's Agent: Manson Architects Ltd
- ◆ Council Area/Ward: 01 Clydesdale West
- ◆ Policy Reference(s): **South Lanarkshire Local Plan (adopted 2009)**  
Policy COM5 – Retail Masterplan Sites  
Policy DM1 – Development Management

- ◆ Representation(s):
  - ▶ 0 Objection Letters
  - ▶ 0 Support Letters
  - ▶ 0 Comments Letters

- ◆ Consultation(s):

Roads and Transportation Services (Clydesdale Area Manager)

## **Planning Application Report**

### **1 Application Site**

- 1.1 The application site is the former Loch Park Stadium on Lanark Road in Carluke where a Tesco foodstore, car parking, petrol filling station and associated facilities is currently under construction. It is due for completion in September this year.

### **2 Proposal(s)**

- 2.1 The proposal involves the installation of signs of varying sizes and design located on the proposed store and petrol filling station, within the car park and at the entrance to the site. The proposed signage will be displayed entirely within the curtilage of the Tesco store. They include gantry signs along the Lanark Road frontage and canopy signs above the petrol station forecourt that would be internally illuminated.

### **3 Background**

#### **3.1 Local Plan Status**

- 3.1.1 In the South Lanarkshire Local Plan the site is covered by Policy COM5: Retail Masterplan Site which advises that the site at Loch Park should be of an appropriate scale of floor space determined through a retail assessment. Proposals should clearly set out ways in which issues of access, parking, noise, lighting and landscaping will be treated with clear mitigation to avoid damage to local residential amenity. Also of relevance is Policy DM1: Development Management which aims to ensure the development respects the local context and built form in terms of scale, massing design, external material and impact on amenity.

#### **3.2 Planning Background**

- 3.2.1 Planning Permission CL/08/0731 was granted for a foodstore, petrol filling station, car wash and associated car parking and access for the site at Loch Park Stadium in April 2009. The development is currently under construction and is expected to be completed by September this year.
- 3.2.2 Amendments to planning legislation which came into force in 2009 require applications where the Council has a financial interest to be reported to Committee rather than be delegated. As the Council has a landholding interest in the application site the proposal must be reported to Committee for a decision

### **4 Consultation(s)**

- 4.1 **Roads and Transportation Services** – No objection subject to luminance from illuminated sign adhering to current standards.

**Response:** This matter can be covered by condition.

### **5 Representation(s)**

- 5.1 Neighbour notification and advertisement of the application in the local press was not required. No letters of representation have been received.

### **6 Assessment and Conclusions**

- 6.1 The application seeks consent for a range of signage at the new Tesco store in Carluke. The main issues in determining the application are the impact on residential and visual amenity and road safety.

- 6.2 The proposed signage will be displayed entirely within the curtilage of the Tesco store. The scale, nature and design of the signage are acceptable around supermarkets and reflect their commercial and retail character. The signs have a functional utility and are designed and located for purposes of direction, promotion, advertisement and information. The proposed signs are a sufficient distance from nearby properties so that residential amenity will not be affected while the signs on the Lanark Road frontage will not detract from the streetscene or the character of the surrounding area. In addition, Roads and Transportation Services have advised that there will be no impact on road safety.
- 6.3 In view of the above assessment it is considered that advertisement consent be granted.

## **7 Reasons for Decision**

- 7.1 The proposal complies with Policies COM5 and DM1 of the South Lanarkshire Local Plan (Adopted).

**Colin McDowall**  
**Executive Director (Enterprise Resources)**

**4 August 2011**

### **Previous References**

- ◆ None

### **List of Background Papers**

- ▶ Application Form
- ▶ Application Plans
- ▶ Consultations
- ▶ Representations – None

### **Contact for Further Information**

If you would like to inspect the background papers or want further information, please contact:-

Ian Hamilton, Planning Officer, South Vennel, Lanark, ML11 7JT  
Ext 3186 (Tel :01555 673186 )  
E-mail: [planning@southlanarkshire.gov.uk](mailto:planning@southlanarkshire.gov.uk)

## Advertisement Application

PAPER APART – APPLICATION NUMBER : CL/11/0324

### CONDITIONS

- 1
  - a) All advertisements displayed, and any land used for the display of advertisements, shall be maintained in a clean and tidy condition to the reasonable satisfaction of the Council as Planning Authority
  - b) any hoarding or similar structure, or any sign, placard, board or device erected or used principally for the purpose of displaying advertisements shall be maintained in a safe condition to the reasonable satisfaction of the Council as Planning Authority
  - c) where any advertisement is required under these Regulations to be removed, the removal shall be carried out to the reasonable satisfaction of the Council as Planning Authority
  - d) Before an advertisement is displayed on land, the permission of the owner of that land or other person entitled to grant permission shall be obtained.

2 This decision relates to drawing numbers: 1147 001, 01 6400 01, 02 6400 02, 03 6400 03, TES400127-0001 rev A & TES400129-0001 rev A.

3 That permission is granted for a period of 5 years from the date of this consent.

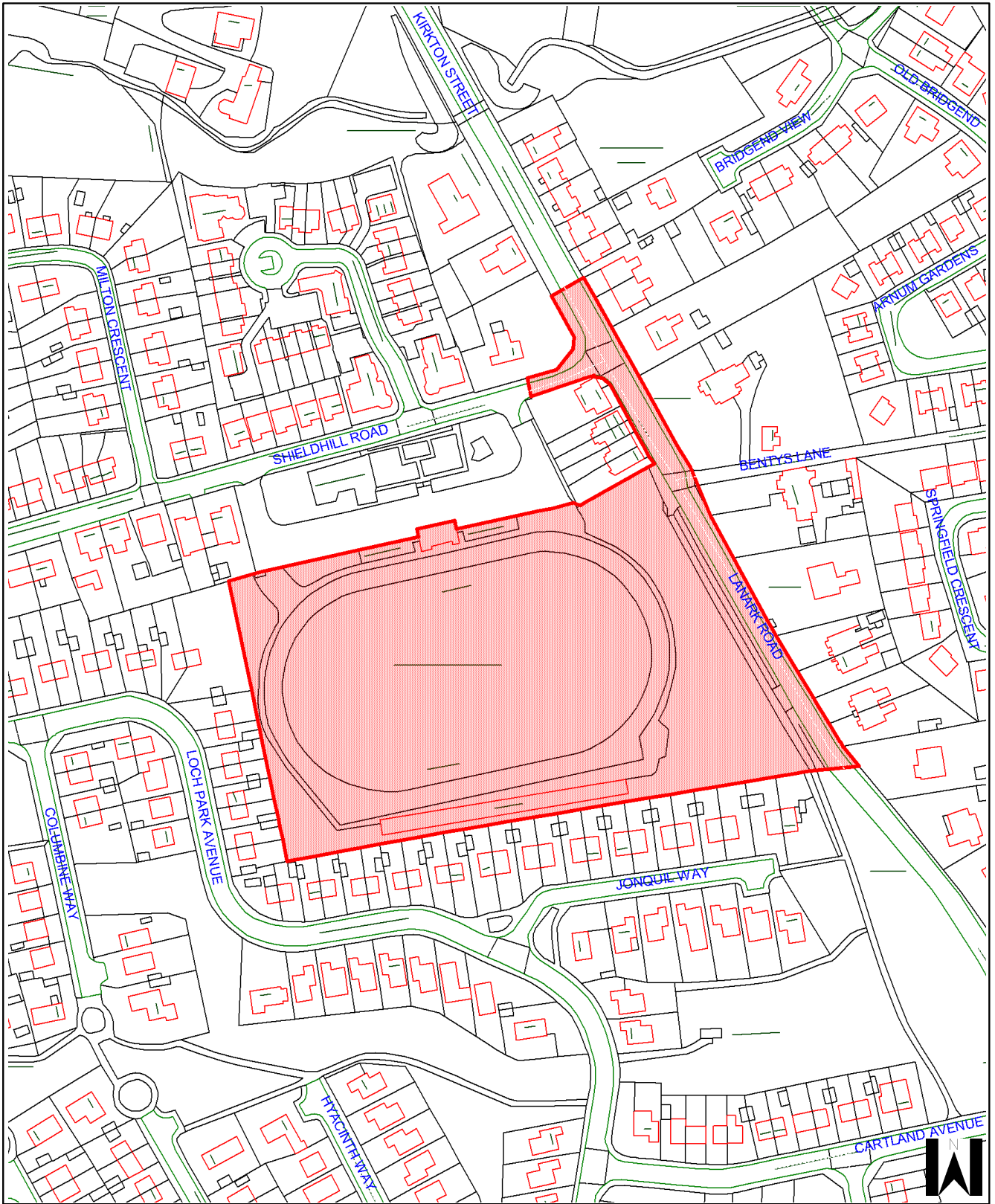
4 That the maximum luminance level of the illuminated sign(s) shall not exceed:

Illuminated Area (m <sup>2</sup> )	Lit Zone E3
Up to 10.00	800 cd/m <sup>2</sup>
Over 10.00	600 cd/m <sup>2</sup>

as recommended by the Institution of Lighting Engineers Technical Report No 5.

### REASONS

- 1 To comply with the Town and Country Planning (Control of Advertisements) (Scotland) Regulations 1984 To comply with the Town and Country Planning (Control of Advertisements) (Scotland) Regulations 1984.
- 2 For the avoidance of doubt and to specify the drawings upon which the decision was made.
- 3 To comply with regulation 18 of the Town and Country Planning (Control of Advertisements) (Scotland) Regulations 1984.
- 4 In the interest of road safety.



For information only

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