

From: [centralvalidationteam](#)
To: [Planning.Hq](#)
Subject: FW: Discharge of Condition Request - Permission Ref: 25/01129PP
Date: 16 January 2026 10:53:23
Attachments: [Standard Details for Roads Planning-SD 08_004 RevB driveway access across public footway.pdf](#)
[Proposed Bin Storage Location - 25-01129-PP.pdf](#)
[Discharge Of Conditions Request - 25-01129-PP.pdf](#)
[image002.png](#)

Classification: NOT PROTECTIVELY MARKED

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Please note that my working pattern is Monday – Friday 9am till 5pm

Further detail on Planning Service Status is available on the Council website.

British Sign Language (BSL) users can contact me direct by using
contactSCOTLAND-BSL



Sent: 16 January 2026 10:39

To: centralvalidationteam <centralvalidationteam@argyll-bute.gov.uk>

Cc: Scott, Fiona <fiona.scott@argyll-bute.gov.uk>

Subject: FW: Discharge of Condition Request - Permission Ref: 25/01129PP

Good morning,

I received a bounce back from the undernoted email address which is the one given on the Discharge Form. Hopefully this is the correct email address to send this Discharge Form to. If not then please let me know where to send.

Kind Regards

Scott Gibson

55 Northumberland Street,
Edinburgh,
EH3 6JQ



Sent: 15 January 2026 07:36

To: 'planning.hq@argyll-bute.gov' <planning.hq@argyll-bute.gov>

Subject: Discharge of Condition Request - Permission Ref: 25/01129PP

Dear Sirs/Madam,

Please find attached the completed Discharge of Conditions Request relative to the above Planning Permission. In summary we are looking to commence on site within the next few weeks to construct the road access off the private road and the driveway leading to the site. We understand we need your approval to the following conditions;

Condition 2 – PP - Timescale to be Agreed for Completion - It is our intention to commence development of this site within the next few weeks. We plan to deal with this in a staged basis, with the first phase being the construction of the access to the site and access road. Construction of the house itself will commence in late 2026 with completion planned in the final quarter of 2027 or first quarter of 2028.

Condition 3 – PP - Junction with Private Access Road – It is our intention to construct the access of the private road in accordance with the attached Council's current Roads Standard Detail Drawing SD 08/004 RevB.

Condition 4 – PP - Visibility Splays at Junction with Public Road – We note that we need to provide visibility splays of 2.4 metres to point X by 53 metres to point Y from the centre line of the access at the junction with the public road shall be cleared of

all obstructions such that nothing shall disrupt visibility from a point 1.05 metres above the access at point X to a point 0.6 metres above the public road carriageway at point Y and thereafter maintained in perpetuity.

Condition 5 – PP - Bin Storage Area - It would be our intention to locate a bin storage area at the NE junction of the main B845 and the private road leading to the site as per the attached sketch. We own this land. The bin stores would be constructed in such a way and set back so as to ensure that they do not hinder visibility from this junction.

Condition 6 – PP - Electric Vehicle Charging - Residential with off street parking - It would be our intention to provide suitable ducting for EV cable to the side of the new access road as part of the initial road access construction.

Condition 7 - PP - Sustainable Drainage System – We don't believe there is any pre site start element to this condition.

Condition 8 - PP - Landscaping and Biodiversity Enhancement – We understand that there is no pre-start element to this condition requiring discharge, just the requirement that the development is undertaken in accordance with the submitted and approved details which you already have.

Condition 9 - PP - Removal of Permitted Development Rights – We don't believe there is any pre site start element to this condition.

I have paid the £110 fee online on 14/1/2026 as requested using the reference number DOC 25/01129PP.

Please let me know if you require anything else.

Yours sincerely

Scott Gibson BSc MRICS
Director

Allermuir Estates
55 Northumberland Street
Edinburgh
EH3 6JQ

