



Planning & Building Standards Bulletin

Place Directorate
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Planning & Building Standards Bulletin (Weekly List)

This bulletin is issued on a weekly basis as our statutory Weekly List. It contains details and information relating to planning applications, the local development plan and building warrant applications

- Planning Applications Received
- Delegated Planning Decisions
- Committee Planning Decisions
- Statutory Planning Advertisements
- Planning Reviews & Appeals
- Planning Enforcement
- Other Planning News
- Building Warrant Applications Received
- Building Warrant Decisions

The Bulletin is sent electronically to all Elected Members of the Council, Community Councils, local groups and organisations, newspapers, statutory consultees etc. It is also freely available on our website and members of the public can request to be added to the electronic mailing list at any time.

We hope you find this Bulletin useful. We are always keen to improve the information that we provide on all matters. Your comments on the Bulletin and suggestions for how it might be improved are always welcome.

Please contact: Planning at Kilncraigs, Greenside Street, Alloa, FK10 1EB or via email to planning@clacks.gov.uk if you have any comments



The lists of applications received and decisions issued below are offered as an aide only. The [public register](#) on our website offers a full range of search facilities, ie by date, weekly/monthly lists, address etc

Planning Applications Received

Please note that all applications are recorded on our Uniform software system.

This section only lists valid applications so you may find that some of the reference numbers appear out of sequence and any gaps will be as a result of applications deemed invalid on receipt.

Details of the individual planning applications can be found [here](#) (simply type in the reference number into the search field)

CASE NO.: [25/00115/FULL](#)

DATE REGISTERED: 07.07.2025

WARD: Clackmannanshire East

APPLICANT:

Mr Graham Ferguson
16 Lower Mains
Dollar
Clackmannanshire

AGENT:

GREIG STRANG
Greig Strang Architectural & Building
Consultant
1 Coats Crescent
Alloa
FK10 2AQ

LOCATION:

16 Lower Mains
Dollar
Clackmannanshire
FK14 7LN

MAP CO-ORDS

295789, 697419

DESCRIPTION:

Erection of Conservatory to Rear Of House

CASE OFFICER:

Mark Stoddart email: planning@clacks.gov.uk

CASE NO.: [25/00117/FULL](#)

DATE REGISTERED: 07.07.2025

WARD: Clackmannanshire East

APPLICANT:

Mr & Mrs S, R Burton
28 Strachan Crescent
Dollar
Clackmannanshire

AGENT:

Jamie Brown
Moving Still Architecture
68 Bridge Street
Dollar
Clackmannanshire
FK14 7DQ

LOCATION: 28 Strachan Crescent
Dollar
Clackmannanshire
FK14 7HL

MAP CO-ORDS 295562, 698164

DESCRIPTION: Alterations, Recladding Of Existing Dormer To Front Of House,
Alterations To Windows And Doors And Formation Of New Windows
To Rear Of House And Installation Of 2 No. Rooflights To Rear Of
House

CASE OFFICER: Mark Stoddart email: planning@clacks.gov.uk

CASE NO.: [25/00119/ECCO](#)

DATE REGISTERED: 09.07.2025

WARD: Clackmannanshire Central

APPLICANT:

Cornerstone
HIVE 2
1530 Arlington Business Park
Theale

AGENT:

Declan Rooney
WHP Telecoms
8 Carryduff Business Park
Comber Road
Carryduff ,
N.Ireland
BT8 8AN

LOCATION: Alloa East End Bowling Club
Whins Road
Alloa
Clackmannanshire
FK10 3RD

MAP CO-ORDS 289310, 693174

DESCRIPTION: Prior Approval For Installation Of 22.5m Swann Lattice Tower, 3 No.
Antennas, And Associated Ancillary Works Including 3 No. Cabinets

CASE OFFICER: John Hiscox email: planning@clacks.gov.uk

Delegated Planning Decisions

CASE NO.: [18/00283/PPP](#)

DATE REGISTERED: 18.12.2018

WARD:

APPLICANT:

Cowden Farming Co. &
Trustees Of Dollar Academy
C/o Agent
PPCA Ltd
39 Dunipace Crescent

AGENT:

Maura McCormack
PPCA Ltd
39 Dunipace Crescent
Dunfermline
KY12 7LZ

LOCATION:	Land South Of Dollar Dollar Clackmannanshire
MAP CO-ORDS	296082, 697550
DESCRIPTION:	Mixed Use Development Comprising Residential, Employment, Commercial and Community Uses, Sports Hall, Sports Pitches And Running Track, Including Associated Landscaping And Supporting Infrastructure On Agricultural Land And Playing Fields
DECISION	<p>APPROVED DATED 09.07.2025</p> <p>Subject to the following conditions:</p> <ol style="list-style-type: none"> 1. a) Before any construction works commence on site, the written approval of the Council as Planning Authority shall be obtained for the details of the siting, design and external appearance of all buildings, the means of access, landscaping and associated infrastructure. (Matters Specified in Conditions (MSC). b) Particulars of the MSCs referred to in item (a) above shall be submitted for consideration by the Planning Authority, and no work shall begin until written approval has been given. 2. The application or applications for the approval of MSC described in condition 1 above shall include: <ol style="list-style-type: none"> a) Site Layout Plans at a minimum scale of 1:500 showing the position of all buildings, public utility and energy infrastructure, roads, footpaths, parking areas, public and private spaces, walls, fences, active and passive open spaces, play facilities and landscaping. b) Plans and elevations of all buildings, showing the dimensions and type and colour of external materials. c) Details of existing and finished ground levels and finished floor levels, in relation to a fixed datum (preferably Ordnance Survey) and including levels immediately adjacent to the site. 3. The application or applications for the approval of MSC described in Condition 1 above shall be generally in accordance with the following plans and documents (unless otherwise approved in writing by the Planning Authority): <ol style="list-style-type: none"> i) Revised Indicative Layout (Masterplan) - 16006(PL)001-R ii) Revised Location Plan - 16006(OS)001B iii) Flood Risk Assessment, November 2018 & Flood Risk Assessment Addendum, April 2019 (Watermans) iv) Outline Drainage Strategy, November 2018

(Watermans)

v) Preliminary Environmental Risk Assessment
November 2018 (Watermans)

vi) Dollar Residential Landscape and Visual
Appraisal, 16 November 2018 (Ramboll)

vii) Dollar Mixed Use Development: Ecological
Impact Assessment, June 2018 (HEL)

viii) Design & Access Statement, Issue 1.1 (EMA)

ix) Dollar Expansion: Archaeological Desk-based
Assessment, May 2018 (GUARD Archaeology)

4. The application or applications for the approval
of MSC described in Condition 1 above shall include:

a) A detailed masterplan, design briefs and
design coding, prepared in accordance with the
Scottish Government Policy Statement, Designing
Streets, and which shall meet the six qualities of
successful places, set out therein.

b) A detailed phasing plan setting out the
programme for the construction and of all buildings,
means of access, landscaping and the provision of all
on and off-site supporting infrastructure.

c) A detailed Flood Risk Assessment of the
proposed development. This shall be undertaken on
the basis of a 1 in 200-year return period event plus
20% allowance for Climate Change. This assessment
work will have specific regard to the safeguarding of
the proposed development and existing downstream
properties from all potential forms of flood risk arising
from the development of the site, including
assessment of ground water flood risk.

d) A Drainage Impact Assessment prepared in
accordance with the advice contained in "Drainage
Assessment - A Guide for Scotland" and proposals
prepared in accordance with "Sustainable Urban
Drainage Systems - Design Manual for Scotland and
Northern Ireland". These will include connections to
existing infrastructure and upgrading thereof, the
provision of on-site filtration and attenuation facilities,
design for biodiversity, and including appropriate
planting, timescales for implementation and
arrangements for future maintenance.

e) A full tree survey of all trees within and
adjacent to the site, recording the species, position,
height, crown spread and condition of all trees, to be
carried out by a qualified arboriculturist and details of
protective fencing, where required by the Council, to
be erected around all trees to be retained as part of
the development, in accordance with BS 5837(2012).
The fencing shall be inspected by a representative of
the Council and shall remain in place for the duration
of the construction work within each respective phase.

f) A Phase 2 Intrusive Investigation to assess the
nature, extent and type of contaminated material
within the site, the assessment to be carried out in

accordance with BS 10175 ; and a remediation scheme to ensure that the site is fit for its proposed use in accordance with the foregoing standard, to include:

- i) Methodology and timescales for remediation works including any grouting/ground stabilisation works;
- ii) Submission of details of ground gas monitoring during and after ground stabilisation works;
- iii) Remediation targets;
- iv) Measures to be employed to deal with unexpected or not previously identified contaminated material during construction work;
- v) Measures to deal with contamination within and off site;
- vi) Details of post remediation validation scheme;
- vii) Details of any monitoring or progressive decontamination on site;
- viii) Post remediation conceptual model
- g) A programme of archaeological works in accordance with a written scheme of investigation and full implementation of the programme of archaeological works and recovery of archaeological resources within the site.
- h) A Construction Method Plan or plans that contain the arrangements to minimise the environmental and road safety impact of construction activity and all vehicle movements on the adjacent public road network, including hours of operation, during the construction phase or phases of the development. The plan will include community liaison arrangements.
- i) An Energy Statement, comprising the measures to reduce the use of energy in the construction phases and within the completed development including:
 - i) Site layout proposals to maximise benefits from the environment;
 - ii) Energy efficiency building design techniques;
 - iii) Thermal efficiency techniques in building design;
 - iv) Proposals to maximise the use of renewable energy sources;
 - v) The incorporation of sources of and facilities for renewable energy in the development.
- j) A detailed Transport Assessment (TA) in accordance with Transport Scotland's Transport Assessment Guidance to assess the transport implications of the proposed development and identify all on and off-site measures required to ensure sustainable and environmentally efficient proposals.
- k) A Travel Plan, including a residential travel pack and school travel plan, prepared in accordance with the Council's advice on Travel Plans for Housing Developments. It shall incorporate:

- i) Measures to reduce the need to travel;
- ii) Measures to promote and facilitate access to public transport;
- iii) Measures to promote and facilitate walking and cycling within the development and connecting to existing path and cycle networks and off-site improvements to existing networks;
- iv) A detailed travel plan for Dollar Academy, taking account of the above principles;
- v) Modal split targets with 5-year review periods;
- vi) Monitoring of recommendations, actions and outcomes for a period of 3 years.
- l) All roads, parking, shared surfaces and paths within and provided to support the development designed and constructed in accordance with the SCOTS National Roads Development Guide.
- m) A landscaping masterplan, details of all hard and soft landscaping proposals, planting schedules and arrangements for future implementation and maintenance, all informed by principles of biodiversity and habitat enhancement. The development shall thereafter proceed in accordance with the requirements of any approval of MSC issued by the Council unless subsequently otherwise agreed in writing by the Council, as Planning Authority.

5. All proposed new grass pitches (as marked on drawing 16006(PL)001-R will be designed and constructed by a recognised (e.g. SAPCA, The Sports and Play Construction Association, registered) specialist pitch contractor(s), details of contractor(s) and pitch specification shall be submitted for the written approval of the Council as Planning Authority prior to the commencement of development. The proposed new grass pitches (as marked on drawing 16006(PL)001-R will be fully operational and available for use within 1 year of the commencement of any development on the site.

CASE OFFICER:

Jacob Muff , email: planning@clacks.gov.uk

CASE NO.: [25/00067/FULL](#)

DATE REGISTERED: 25.04.2025

WARD: Clackmannanshire South

APPLICANT:

Scottish Water
6 Buchanan Gate Business Park
Stepps
G33 6FB

AGENT:

Gregory Bond
Scottish Water
The Bridge
6 Buchanan Gate Business Park
Stepps
G33 6FB

LOCATION:	Sewage Works Alloa Clackmannanshire FK10 1DA
MAP CO-ORDS	288688, 691883
DESCRIPTION:	Installation Of Resource Recovery Factory And Associated Works At Alloa Wastewater Treatment Works
DECISION	<p>APPROVED DATED 07.07.2025</p> <p>Subject to the following conditions:</p> <ol style="list-style-type: none"> 1. The development to which this permission relates must be begun not later than the expiration of 3 years from the date of this permission or, as the case may be, when the permission is deemed to be granted. 2. The presence of any previously unsuspected or unencountered contamination that becomes evident during the development of the site shall be brought to the attention of the Planning Authority within one week of the owner or developer (or their contractors or employees) become aware of the contamination. In this event, no further works or further implementation of the planning permission shall take place following the discovery, until a comprehensive contaminated land investigation is submitted to and approved in writing by the Planning Authority. 3. In the first planting season (October to March) following the substantial completion of the development hereby approved, the replacement trees as shown on approved plan 52254380000-PH2B-ATK-47-XX-DR-Z-1042 shall be planted. These replacement trees shall comprise of native varieties, shall be planted at a minimum height of 1.2 metres, shall be planted 2 metres from each other, and be stalked and tied in accordance with good arboricultural practices. <p>Any trees comprising this replacement planting scheme that become uprooted, damaged, diseased or which die within the first 5 years following the completion of planting, shall be removed and replaced with a tree of the same species and specification no later than the end of the first available planting season following the disease/death/removal of the original planting.</p>
CASE OFFICER:	Jacob Muff , email: planning@clacks.gov.uk

CASE NO.: [25/00077/FULL](#)

DATE REGISTERED: 29.04.2025

WARD: Clackmannanshire West

APPLICANT:

Mr Gordon Coull
20 Rowan Crescent
Menstrie
Clackmannanshire

AGENT:

LOCATION:

20 Rowan Crescent
Menstrie
Clackmannanshire
FK11 7DS

MAP CO-ORDS

284554, 696414

DESCRIPTION:

Change Of Use Of Woodland To Garden Ground And
Erection Of Boundary Fence

DECISION

APPROVED DATED 10.07.2025

Subject to the following conditions:

1. The development to which this permission relates must be begun not later than the expiration of 3 years from the date of this permission or, as the case may be, when the permission is deemed to be granted

2. Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) (Scotland) Amendment Order 2011 (or any order revoking or amending that order) the following classes of development within the area that is subject to the change of use, shall not be undertaken without the approval of the Council in writing.

Class 1A Enlargement of a dwellinghouse with a single storey extension;

Class 1B Enlargement of a dwellinghouse with a two storey extension.

Class 3A / 3AA The provision within the curtilage of a dwellinghouse of a building.

Class 3B The carrying out of any building, engineering, installation or other operation.

Class 3C The provision within the curtilage of a dwellinghouse of a hard surface.

Class 3D The erection or construction of a deck or raised platform.

CASE OFFICER:

Mark Stoddart , email: planning@clacks.gov.uk

CASE NO.: [25/00081/PPP](#)

DATE REGISTERED: 14.05.2025
WARD: Clackmannanshire Central

APPLICANT:

Mr C Brown
Alloa Electrical Contractors Ltd
26 Norwood Crescent
Alloa

AGENT:

Alan McGhee
Architectural Technician Services Ltd
13 Taran
Alloa
FK10 1RF

LOCATION:

5 Parkhead Road
Sauchie
Clackmannanshire
FK10 3BL

MAP CO-ORDS

289167, 693992

DESCRIPTION:

Demolition Of Existing Building And Erection Of
Building To Form Up To 6 No. Workshop/Storage
Units

DECISION

WITHDRAWN DATED 08.07.2025
There are no conditions attached to this consent.

CASE OFFICER:

Jacob Muff , email: planning@clacks.gov.uk

CASE NO.: [25/00082/FULL](#)

DATE REGISTERED: 13.05.2025
WARD: Clackmannanshire South

APPLICANT:

SRA Ventures Limited
4C New Mart Road
Edinburgh
EH14 1RL

AGENT:

Claire Waddington
Ferguson Planning
38 Thistle Street
Edinburgh
EH2 1EN

LOCATION:

Former Police Station
Mar Place
Alloa
Clackmannanshire

MAP CO-ORDS

288547, 693043

DESCRIPTION:

Installation Of 20 No. Storage Containers, Two Metre
High Automatic Entrance Gate And Associated Works

DECISION

REFUSED DATED 08.07.2025
For the following reason:

1. The containers present a storage solution that is not informed by a good understanding of this site or its wider context. They demonstrate a lack of respect for the appearance of this prominent town centre location, and their large number, positioning,

appearance, and permanence, present a storage solution that fails to preserve the character of the conservation area, having a significant and negative impact on it. These unacceptable impacts are contrary to the aims of Policies 7 and 14 of the National Planning Framework 4, and contrary to the aims of Policy EA23 of the Clackmannanshire Local Development Plan 2015.

CASE OFFICER: Jacob Muff , email: planning@clacks.gov.uk

CASE NO.: [25/00093/FULL](#)

DATE REGISTERED: 03.06.2025

WARD: Clackmannanshire East

APPLICANT:

Ms Helena Campbell
15 Walton Crescent
Dollar
Clackmannanshire

AGENT:

Farquhar MacLean
Farquhar MacLean Architect
The Pines
Northlea
Doune
FK16 6DH

LOCATION:

15 Walton Crescent
Dollar
Clackmannanshire
FK14 7HU

MAP CO-ORDS

295625, 697894

DESCRIPTION:

Single Storey Extension to Side Of House

DECISION

APPROVED DATED 07.07.2025

Subject to the following conditions:

1. The development to which this permission relates must be begun not later than the expiration of 3 years from the date of this permission or, as the case may be, when the permission is deemed to be granted.

CASE OFFICER: Mark Stoddart , email: planning@clacks.gov.uk

Committee Planning Decisions

The date of the next Planning Committee is to be confirmed

Statutory Planning Advertisements

The following statutory advertisements were placed in the local press (publication date 16 July 2025). The advertisements are repeated here for your information:

NEIGHBOUR NOTIFICATION

Prior Approval For Installation Of 22.5m Swann Lattice Tower, 3 No. Antennas, And Associated Ancillary Works Including 3 No. Cabinets at Alloa East End Bowling Club, Whins Road, Alloa, Clackmannanshire, FK10 3RD - **Ref: 25/00119/ECCO**

LISTED BUILDING CONSENT

Installation of New Roof Covering with Spanish Slates at Rowallan, 9 Grange Road, Alloa, Clackmannanshire, FK10 1LR - **Ref: 25/00111/LIST**

DEVELOPMENT IN A CONSERVATION AREA

Installation of New Roof Covering with Spanish Slates at Rowallan, 9 Grange Road, Alloa, Clackmannanshire, FK10 1LR - **Ref: 25/00112/FULL**

Planning Reviews & Appeals

Planning appeals can be viewed at www.dpea.scotland.gov.uk or by clicking [here](#)

There are no Planning Appeals for this period.

Planning Enforcement

Details of all current notices can be found on our [Planning Enforcement](#) register

Other Planning News

No items for this period

Building Warrant Applications Received

CASE NO: 25/00153/BW

DATE REGISTERED: 7th July 2025

APPLICANT:

Mr Graham Ferguson
16 Lower Mains
Dollar
uk
FK14 7LN

AGENT:

Greig Strang
1 Coats Crescent
Alloa
FK10 2AQ

LOCATION: 16 Lower Mains Dollar Clackmannanshire FK14 7LN

DESCRIPTION: Erection of Conservatory to Rear

CASE OFFICER: Patrick Cairney, email: buildingstandards@clacks.gov.uk

CASE NO: 25/00162/BW

DATE REGISTERED: 8th July 2025

APPLICANT:

Mr & Mrs R, J Mackenzie
4 Castle Road
Dollar
Clackmannanshire
FK14 7BE

AGENT:

Jamie Brown
68 Bridge Street
Dollar
FK14 7DQ

LOCATION: 4 Castle Road Dollar Clackmannanshire FK14 7BE

DESCRIPTION: Conversion of Garage to Form Playroom and Gym, 2 Dormer Extensions to Front to Form Bedroom and Roof Extension to Rear

CASE OFFICER: Patrick Cairney, email: buildingstandards@clacks.gov.uk

CASE NO: 25/00163/BW

DATE REGISTERED: 10th July 2025

APPLICANT:

Mr & Mrs C Rennie
17 Lipney
Menstrie
Clackmannanshire
FK11 7HJ

AGENT:

Alan McGhee
13 Taran
Alloa
FK10 1RF

LOCATION: 17 Lipney Menstrie Clackmannanshire FK11 7HJ

DESCRIPTION: Alterations, Installation Of 3 No. Rooflights, Installation Of Window To Rear And Dormer Extension To Side Of House To Provide 2 No Bedrooms and a Shower Room

CASE OFFICER: Patrick Cairney, email: buildingstandards@clacks.gov.uk

Building Warrant Decisions

CASE NO: 25/00031/BW

DATE APPROVED: 10th July 2025

APPLICANT:

Mrs J Cunningham
32 Wood Avens
Tullibody
FK10 2XA

AGENT:

Stuart Hannah
Liberty Centre
Pitreavie Way
Dunfermline
KY11 8QS

32 Wood Avens Tullibody Clackmannanshire FK10 2XA

LOCATION:

DESCRIPTION: Alterations To Existing Conservatory To Form Sun Room

CASE OFFICER: Patrick Cairney, email: buildingstandards@clacks.gov.uk

CASE NO: 25/00057/BW

DATE APPROVED: 8th July 2025

APPLICANT:

Mr C Hammond
Thorn Farm Steading
Dollar
Clackmannanshire
FK14 7PQ

AGENT:

Alexandra Croll
9 Stanley House
115 Henderson Street
Bridge of Allan
FK9 4HH

Thorn Farm Steading Dollar Clackmannanshire FK14 7PQ

LOCATION:

DESCRIPTION: Internal Structural Alterations and Single Storey Extension to Rear to Form Family Room and Enlarged Kitchen/Dining

CASE OFFICER: Patrick Cairney, email: buildingstandards@clacks.gov.uk

CASE NO: 25/00070/BW

DATE APPROVED: 8th July 2025

APPLICANT:

Mr Martin Connelly
1 - 2 Shillinghill
Alloa
Clackmannanshire
FK10 1JT

AGENT:

1 - 2 Shillinghill Alloa Clackmannanshire FK10 1JT

LOCATION:

DESCRIPTION: Sub Division of Single Commercial Unit to Form 2 No Units

CASE OFFICER: Andrew Young, email: buildingstandards@clacks.gov.uk

CASE NO: 25/00102/BWA

DATE APPROVED: 10th July 2025

APPLICANT:

Mr M Mulraney
Limetree House
Castle Street
Alloa
Clackmannanshire
FK10 1EX

AGENT:

Albert Dunn
40 Polmont Park
Polmont
Falkirk
Stirlingshire
FK2 0XT

1 Main Street Clackmannan Clackmannanshire FK10 4JA

LOCATION:

DESCRIPTION: Amendment to 24/00092/BW - Change to Internal Layout and Deletion of Sprinkler System

CASE OFFICER: Andrew Young, email: buildingstandards@clacks.gov.uk

CASE NO: 25/00108/BW

DATE APPROVED: 7th July 2025

APPLICANT:

Mrs Patricia Fraser
Kelliebank
1 Kelliebank
Alloa
FK10 1NT

AGENT:

Shaun Burnett
Millar Court
3 Whins Road
Alloa Business Centre
Alloa
FK10 3SA

38 Garden Terrace Clackmannan Clackmannanshire FK10 4JU

LOCATION:

DESCRIPTION: Removal of Chimney to Below Roof level

CASE OFFICER: Brian McPeake, email: buildingstandards@clacks.gov.uk

CASE NO: 25/00122/BWA

DATE APPROVED: 10th July 2025

APPLICANT:

Mr Elliott Lee & Mrs Juliet Hamilton-Lee
Halbeath House
Kingseat Road
Dunfermline
Fife
KY12 0UB

AGENT:

Ian Forbes
Studio 2, The Red Sandstone
130 Leith Walk
Edinburgh
EH6 5DT

Hillcrest Baldiesburn Pool Of Muckhart Clackmannanshire FK14 7JJ

LOCATION:

DESCRIPTION: Amedment to 24/00015/BW - Specification Changes to The Proposed First Floor Structure And External Wall Panels.

CASE OFFICER: Patrick Cairney, email: buildingstandards@clacks.gov.uk

CASE NO: 25/00133/BWA

DATE APPROVED: 7th July 2025

APPLICANT:

Miss J Berggren
32 Harviestoun Road
Dollar
FK14 7HG

AGENT:

Alan McGhee
13 Taran
Alloa
FK10 1RF

LOCATION:

32 Harviestoun Road Dollar Clackmannanshire FK14 7HG

DESCRIPTION:

Amendment to 24/00261/BW - Relocation of Kitchen

CASE OFFICER:

Patrick Cairney, email: buildingstandards@clacks.gov.uk
