



John J Watson
Planning Secretary
39 Elie Avenue
Broughty Ferry
Dundee DD5 3SF

Planning Report for period 2nd March to 3rd April 2020

23 Planning and 4 Tree Applications were examined over the above period, only one deserved attention as follows:

Claire Myles
Planning Officer
DCC Planning Department – 6th Floor
Dundee House
North Lindsay Street
Dundee

16th March 2020

Dear Claire Myles

20/00139/CON – Complete Demolition and Change of Use in a Conservation Area 93 – 95 Church Street, Broughty Ferry, Dundee. DD5 1AL

This application refers to a building on the north side of Queen Street at its junction with the west side of Church Street that was recently used as a fast food outlet. The building was constructed in the past to butt onto the south east face of the old Regal Cinema building which enjoys Listed B status. It is of little significance and severely restricts both traffic and pedestrian views from Church Street west along Queen Street where the junction caters for a very large volume of school pupils during term times, especially over lunchtime periods. Its removal will considerably improve traffic and pedestrian safety at this junction.

The other result of the removal of the building is that an important part of Broughty Ferry's architectural and historical past will be enhanced for the enjoyment of future generations in the form of the old Regal Cinema Building, which sits within the Grove Conservation Area. It was originally opened in 1870 as a drill hall for the First Forfarshire Artillery Volunteers and in 1936 it was adapted as a cinema by the Arbroath Cinema Company and had a capacity of 712 patrons. Its fitting out in 1936 coincided with the scrapping of the White Star ocean liner "Homer" and some of the fittings from that great ship were sourced by the Arbroath Cinema Company and used

to decorate the interior of the adapted building. Some can still be seen today. It would be useful if the applicant could find a means to better identify and perhaps conserve such historical artifacts.

Broughty Ferry Community Council's preliminary view is that it SUPPORTS the application.

Because of the cancellation of BFCC meetings due to the COVID-19 Virus precautions the preliminary report was sent to all members for their consideration. No negative replies have been received, as a result it should be deemed safe to conclude that **BFCC SUPPORTS the Application.**

**John J Watson
Planning Secretary
3rd April 2020**