THE CITY OF EDINBURGH COUNCIL

Business Centre G.2 Waverley Court 4 East Market Street Edinburgh EH8 8BG Tel: 0131 529 3550 Email: planning@edinburgh.gov.uk

Applications cannot be validated until all the necessary documentation has been submitted and the required fee has been paid.

Thank you for completing this application form:

ONLINE REFERENCE 100723479-001

The online reference is the unique reference for your online form only. The Planning Authority will allocate an Application Number when your form is validated. Please quote this reference if you need to contact the planning Authority about this application.

Site Address Details

Planning Authority: City of Edinburgh Council

Full postal address of the site (including postcode where available):

Address 1:

Address 2:

Address 3:

Address 4:

Address 5:

Town/City/Settlement:

Post Code:

Please identify/describe the location of the site or sites

Land at Tesco Superstore car park 7 Broughton Road Edinburgh EH7 4EW

Northing 675278 Easting 325308

Applicant or Agent Details

Are you an applicant or an agent? * (An agent is an architect, consultant or someone else acting on behalf of the applicant in connection with this application) ☐ Applicant ☒ Agent

Agent Details

Please enter Agent details

Company/Organisation:	Perry Williams Ltd		
Ref. Number:		You must enter a Building Name or Number, or both: *	
First Name: *	Rachel	Building Name:	Perry Williams Ltd
Last Name: *	Gormley	Building Number:	
Telephone Number: *	07999834759	Address 1 (Street): *	Perry Williams Ltd
Extension Number:		Address 2:	Dunkirk Avenue
Mobile Number:		Town/City: *	Desborough
Fax Number:		Country: *	United Kingdom
		Postcode: *	NN14 6DE
Email Address: *	rgormley@perrywilliams.co.uk		

Is the applicant an individual or an organisation/corporate entity? *

☐ Individual ☒ Organisation/Corporate entity

Applicant Details

Please enter Applicant details

Title:	Other	You must enter a Building Name or Number, or both: *	
Other Title:		Building Name:	
First Name: *		Building Number:	50
Last Name: *		Address 1 (Street): *	Cowcross Street
Company/Organisation	Freshwave Facilities Limited	Address 2:	
Telephone Number: *		Town/City: *	London
Extension Number:		Country: *	England
Mobile Number:		Postcode: *	EC1M 3HP
Fax Number:			
Email Address: *	[redacted]		

Type of Application

This application is to ascertain whether one or both of the following would be lawful: *

☐ Proposed use of buildings or other land.

☒ Proposed operations to be carried out in, on, over or under land (building operation or development).

Please describe in detail the use or development/operations for which you are seeking the certificate: * (Max 500 characters)

Lawful development certificate for the proposed installation of a telecommunications base station, comprising a 20m monopole supporting 6 no antennas and 2 no dishes, together with 2 no ground based equipment and ancillary development thereto. The development has deemed consent in accordance with the detail as submitted under application reference: 25/02044/TELE as the LPA failed to notify the developer in writing of their determination as to whether prior approval is required within 56 days.

Description of Proposed Use of Buildings or Other Land and/or Proposed Operations

Existing Use Class

Please state the existing Use Class as described in the Town and Country Planning (Use Classes) (Scotland) Order 1997. Where building or land is vacant, state last known use: *

Not in a Use Class

Pre-Application Discussion

Have you discussed your proposal with the planning authority? * ☒ Yes ☐ No

Pre-Application Discussion Details Cont.

In what format was the feedback given? *

☐ Meeting ☐ Telephone ☐ Letter ☒ Email

Please provide a description of the feedback you were given and the name of the officer who provided this feedback. If a processing agreement [note 1] is currently in place or if you are currently discussing a processing agreement with the planning authority, please provide details of this. (This will help the authority to deal with this application more efficiently.) * (max 500 characters)

The Council has assessed the application and the decision to refuse issued. We are unable to confirm whether the works are now deemed consent, and suggest you consult your own legal advice on how to proceed. Alternatively, you could apply for a certificate under Section 151 for proposed works, or Section 150 for existing works for confirmation of the works being lawful.

Title:	Ms	Other title:	
First Name:	Sonia	Last Name:	MacDonald
Correspondence Reference Number:	25/02044/TELE	Date (dd/mm/yyyy):	03/07/2025

Note 1. A Processing agreement involves setting out the key stages involved in determining a planning application, identifying what information is required and from whom and setting timescales for the delivery of various stages of the process.

Any other Particulars or Supplementary Information

Please provide any other particulars or information here which you consider may be relevant:: * (Max 500 characters)

Please find enclosed CLP Statement which details the proposal and reasons the proposed development is deemed lawful. Copy of out client legal advice sought is enclosed. Copy of deemed consent letters and correspondence with LPA are enclosed. Copy of application details for 25/02044/TELE are enclosed.

List of Documents, Drawings or Plans which accompany this Application

Please provide a full list of documentation, drawings or plans which accompany this application which you are submitting as supporting information and evidence: * (Max 500 characters)

CLP Statement

Please provide a full list of documentation, drawings or plans which accompany this application which you are submitting as supporting information and evidence: * (Max 500 characters)

Freshwave's legal advice

Please provide a full list of documentation, drawings or plans which accompany this application which you are submitting as supporting information and evidence: * (Max 500 characters)

Set of planning drawings

Please provide a full list of documentation, drawings or plans which accompany this application which you are submitting as supporting information and evidence: * (Max 500 characters)

Copy of planning application documentation for 25/02044/TELE

Interest in Land

Please state the applicant's interest in the land: * ☐ Owner ☐ Lessee ☒ Tenant ☐ Occupier ☐ Other

As you have indicated that you are not the owner please provide further details.

Please give details of the owner and state whether they have been informed in writing of this appeal:

Title:	Mr	Address 1 (Street): *	8 Wemyss Place
Other Title:		Address 2:	
First Name: *	Andrew	Town/City: *	Edinburgh
Last Name: *	Manson	Country: *	Scotland
You must enter a Building Name or Number, or both: *		Postcode: *	EG3 6DH
Building Name:	Tesco c/o Savills, Wemyss		
Building Number:			

Has the Owner been informed? * ☒ Yes ☐ No

Planning Service Employee/Elected Member Interest

Is the applicant, or the applicant's spouse/partner, either a member of staff within the planning service or an elected member of the planning authority? * ☐ Yes ☒ No

Checklist – Application for a Certificate of Lawfulness for a Proposed Use or Development

The provision of sufficient proof in a Certificate of Lawfulness is firmly with the applicant and therefore sufficient and precise information should be provided.

Please complete the following checklist to make sure you have provided all the necessary information in support of your application. Failure to submit all this information may result in your application being deemed invalid. The Planning Authority will not start processing your application until it is valid.

A copy of a plan, showing the boundary of the site. The plan should identify the land to which the application relates and should be drawn to an identified scale. Where such an application specifies two or more uses, operations or other matters, the plan which accompanies the application is to indicate to which part of the land each such use, operation or other matter relates. * ☒ Yes ☐ No

All the evidence provided in support of your application, as detailed in your answers. * ☒ Yes ☐ No

A statement setting out the applicant's interest in the land, the name and address of any other person known to the applicant to have an interest in the land and whether any such other person has been notified of the application. * ☒ Yes ☐ No

You must submit a fee with your application. Your application will not be able to be validated until the appropriate fee has need received by the planning authority.

Declare – Certificate of Lawfulness – Proposed Use or Development

I, the applicant/agent certify that this is an application for a certificate of Lawfulness as described in this form and the accompanying plans/drawings and additional information.

Declaration Name: Mrs Rachel Gormley

Declaration Date: 21/08/2025

WARNING

Section 153 of the 1997 Act provides that it is an offence to knowingly or recklessly provide false or misleading information or to withhold material information with intent to deceive.

Section 152(7) enables the planning authority to revoke, at any time, a certificate they may have issued as a result of such false or misleading information or if material information has been withheld.

Payment Details

Online payment: 7557670586716299904631;
Payment date: 21/08/2025 10:04:00

Created: 21/08/2025 10:04