

Comments for Planning Application TP/ED/26/0104

Application Summary

Application Number: TP/ED/26/0104

Address: Whitegates Park Middlemuir Road Lenzie East Dunbartonshire

Proposal: Erection of a secondary school including road access, landscaping, car parking, sports pitches, recreational areas and associated development.

Case Officer: Fraser McNair

Customer Details



Comment Details

Commenter Type: Member of Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:

I write to formally object to the proposed development of a new school on Whitegates Park. This site is a vital community asset - a publicly accessible, inclusive green space used daily by residents of all ages and abilities. Its flat terrain and central location make it uniquely valuable for recreation, wellbeing, and community/social activities. It is a protected open space in local plans. The proposal would remove a large area of public parkland in a town that already has a deficit of public park provision, directly conflicting with NPF4 Policy 20, which requires development not to exacerbate deficiencies in green infrastructure.

The recent Technical Note confirms a change in approach to Myrtle Avenue, which is no longer being progressed as secured off-site mitigation within the Whitegates Park application, but instead as a separate major planning application. This represents a material change that affects how mitigation and policy compliance can properly be assessed at this stage.

The proposal involves removing a valued playing field, which has not been replaced like-for-like as national guidance requires.

Public access to paths is implied rather than confirmed, with no clear commitment that new or re-provided routes will be public, permanent and available at all time.

Whitegates Park is designated open space forming part of the established Green Network and protected under Policy 17 of the LDP2, the Open Space Strategy. The proposal contradicts key planning principles. East Dunbartonshire Council's own policies prioritise brownfield development and the protection of open space. Yet it seems alternative sites have not been adequately explored or accurately presented.

A Tree Preservation Order for Whitegates Park was approved by Committee on 3 February 2026, with consultation agreed. The emerging TPO is a material consideration and should be afforded appropriate weight in determining this application.

Change of use

If this application seeks to reclassify Whitegates Park from protected open space, it is procedurally unsound. The LDP2 designation remains in force, and any change of use must be made through a formal amendment process, subject to consultation and examination. Attempting to bypass this process via a planning application would conflict with the planned system require under the Town and Country Planning (Scotland) Act 1997 and NPF4.

Furthermore, the land in question has a documented history of contamination, including asbestos. No independent, reliable remediation plan has been published. Proceeding without full transparency poses unacceptable health risks.

The consultation process has left many residents feeling excluded and unheard. Promises of a replacement park at the distance of a mile away fail to address the loss of established routines, habitats, and community trust.

The scale and massing of the proposed buildings would significantly alter the character and appearance of this open green space.

The report acknowledges that sports pitch noise may be up to 10 dB above evening background noise levels. According to the Sport Scotland guidance cited within the report itself, increases of The assessment assumes sports pitch use and floodlighting until 9pm. At this time background noise levels are significantly lower and residential amenity expectations are higher, meaning even modest increases in activity noise may be intrusive.

I urge the Committee to reject this application and call for a full reassessment of viable, sustainable alternatives that do not compromise public health or community integrity.