



**IMPORTANT – THIS COMMUNICATION AFFECTS THIS PROPERTY AND HAS IMMEDIATE EFFECT. FAILURE TO COMPLY WITH THE REQUIREMENTS OF THE NOTICE MAY RESULT IN PROSECUTION**

**TOWN AND COUNTRY PLANNING (SCOTLAND) ACT 1997  
(AS AMENDED)**

**TEMPORARY STOP NOTICE**

**REFERENCE NUMBER: ED2026/0041/ENF**

**PLANNING PERMISSION REFERENCE NUMBER: TP/ED/24/0240**

**ISSUED BY: East Dunbartonshire Council**

**DATE AND TIME OF DISPLAY: Wednesday, 10 June 2026 at 11:30 a.m.**

**WHEREAS:**

1. In respect of development on **land at Little Baldoran, Campsie Road, Milton of Campsie, East Dunbartonshire, G66 8EQ** as identified and delineated in red on the Location Plan, noted as such, and attached and annexed to this Notice.
2. East Dunbartonshire Council, being the planning authority for the land identified above and to which this notice relates, considers that:
  - (a) There has been a breach of planning control under section 123(1)(a) of the Town and Country Planning (Scotland) Act 1997 (as amended) (“the Act”) at the land described in paragraph 1 above.
  - (b) That the said breach of planning control consists of the engagement in the activities which are described in **Schedule 1** to this Notice; and,
  - (c) That for the reasons set out in **Schedule 2** to this Notice it is expedient that the said activities are stopped with immediate effect.
3. **NOTICE IS HEREBY** given that as of the time and date recorded above, being the time and date of display of this Notice, East Dunbartonshire Council, in exercise of its powers in accordance with Section 144A of the Act now prohibit the carrying out of the activities specified in **Schedule 1** to this notice **with immediate effect**.

4. After this Notice has taken effect it is an offence under section 144C of the said Act for any person to either; carry out the specified activity/activities or to permit others to carry out the activity/activities identified in Schedule 1 and shall be liable on summary conviction to a fine not exceeding £50,000 and on conviction on indictment to an unlimited fine. Section 144C “Temporary stop notices: offences” is set out in Schedule 3 of this notice.
  
5. Unless it is otherwise withdrawn by East Dunbartonshire Council, this notice shall remain in effect until **11:30 a.m. on Tuesday, 7 July 2026.**

Signed: *Heather Holland* (Council's authorised officer)

Dated: **9 June 2026**

Heather Holland  
**Executive Officer – Land Planning & Development**

On behalf of: **East Dunbartonshire Council**  
Land Planning and Development  
Southbank House  
Strathkelvin Place  
Kirkintilloch  
G66 1XQ

**If you require any further information in respect of this Notice, please contact:**

**Fraser McNair (Planner – Development Applications)**  
Land Planning and Development  
Southbank House  
Strathkelvin Place  
Kirkintilloch  
G66 1XQ

Tel: 0300 1234510, Extension 3197

# LOCATION PLAN



This is the Location Plan referred to in the foregoing **Temporary Stop Notice** in accordance with the terms of Section 144A of the Town and Country Planning (Scotland) Act 1997 (as amended) relating to **land at Little Baldoran, Campsie Road, Milton of Campsie, East Dunbartonshire, G66 8EQ** as shown outlined in red.

Signed: *Heather Holland*

Dated: 9 June 2026

Heather Holland, **Executive Officer – Land Planning & Development**, on behalf of **East Dunbartonshire Council**, Southbank House, Strathkelvin Place, Kirkintilloch, G66 1XQ.

## **SCHEDULE 1**

### **DESCRIPTION OF ACTIVITY/ACTIVITIES OF THE BREACH OF PLANNING CONTROL REFERRED TO IN THIS NOTICE**

Planning Permission was granted on 12 March 2026 under application reference TP/ED/24/0240 for the conversion and extension of steading buildings to form 2 dwellings, conversion and extension of barn to form 1 dwelling and extensions to existing farmhouse at Little Baldoran, Campsie Road, Milton of Campsie, East Dunbartonshire, G66 8EQ.

The Development now under construction has commenced unlawfully and does not comply with the plans listed in the planning permission granted under TP/ED/24/0240. Specifically, no Notice of Initiation of Development has been submitted to the Council as planning authority prior to the commencement of works, not all conditions of the planning permission have been fulfilled prior to work commencing and buildings identified as being retained, converted and extended have been demolished resulting in a new replacement building having been constructed or currently under construction. Consequently, these works are not being carried out in accordance with any approved plans and are therefore considered by the Council as Planning Authority to be unauthorised and in breach of planning control.

The activities to which this notice relates are:

1. Cease all construction works associated with the unauthorised construction of a new or replacement building within the site.
2. Cease all construction works associated with the unauthorised conversion and extension of building(s) within the site.

## SCHEDULE 2

### REASONS FOR ISSUING THE TEMPORARY STOP NOTICE

It is the view of East Dunbartonshire Council as planning authority that the activities associated with the unauthorised development of the land as identified in **Schedule 1** cause damage to the environment and local amenity and as such are to cease with immediate effect.

The specific reasons for issuing this notice are listed below:

1. Failure to submit a Notice of Initiation of Development to the Council as Planning Authority.
2. Failure to comply with Condition 8 of the Planning Permission granted under application reference TP/ED/24/0240 for the conversion and extension of steading buildings to form 2 dwellings, conversion and extension of barn to form 1 dwelling and extensions to existing farmhouse at Little Baldoran, Campsie Road, Milton of Campsie, East Dunbartonshire, G66 8EQ which states that *'Prior to the commencement of works on site, a suitably qualified Ecological Clerk of Works shall be appointed to oversee all site works and construction activities associated with the proposed development and will ensure that the recommendations contained in the approved 'Revised Ecology Survey Report' (EDC Ref: PL35) are implemented. Furthermore, contact details for the appointed Ecological Clerk of Works shall be submitted in writing to the Planning Authority'*.
2. Failure to fully comply with Conditions 10,11,16 and 18 of the Planning Permission granted under application reference TP/ED/24/0240 for the conversion and extension of steading buildings to form 2 dwellings, conversion and extension of barn to form 1 dwelling and extensions to existing farmhouse at Little Baldoran, Campsie Road, Milton of Campsie, East Dunbartonshire, G66 8EQ.
3. The Development now under construction has commenced unlawfully and does not comply with the plans listed in the Planning Permission granted under application reference TP/ED/24/0240 for the conversion and extension of steading buildings to form 2 dwellings, conversion and extension of barn to form 1 dwelling and extensions to existing farmhouse at Little Baldoran, Campsie Road, Milton of Campsie, East Dunbartonshire, G66 8EQ. Specifically, buildings identified as being retained, converted and extended have been demolished resulting in a new replacement building having been constructed or currently under construction. Consequently, these works are not being carried out in accordance with any approved plans and are therefore considered by the Council as Planning Authority to be unauthorised and in breach of planning control.
4. The adverse impact on the environment – The potential disturbance of protected species of wildlife i.e. Bats, Barn Owls, and Badgers.
5. The adverse impact on the environment – The potential disturbance to nesting birds within the site.
6. The adverse impact on the environment – The potential disturbance upon the nearby Local Nature Conservation Site due to light pollution, noise, movements of vehicles and construction workers etc.

7. The adverse impact on the environment – The site lies within an area designated as Green Belt as identified within the East Dunbartonshire Local Development Plan 2 (2022).

## **SCHEDULE 3**

### **EXTRACTS OF RELEVANT LEGISLATION FOR THOSE IN RECEIPT OF A TEMPORARY STOP NOTICE**

#### **Relevant Legislation**

A copy of Sections 144A, 144B, 144C and 144D of the Town and Country Planning (Scotland) Act 1997 (as amended) is below.

#### **144A Temporary stop notices**

- (1) If a planning authority, consider that—
  - (a) there has been a breach of planning control in relation to any land,
  - (b) the breach consists in engagement in an activity, and
  - (c) it is expedient that the activity (or any part of the activity) is stopped immediately,they may issue a temporary stop notice.
  
- (2) The notice must be in writing and must—
  - (a) specify the activity in question,
  - (b) prohibit engagement in the activity (or in so much of the activity as is specified in the notice), and
  - (c) set out the authority's reasons for issuing the notice.
  
- (3) A temporary stop notice may be served on any of the following—
  - (a) a person who appears to the authority to be engaged in the activity,
  - (b) a person who appears to the authority to have an interest in the land (whether as owner or occupier or otherwise).
  
- (4) The authority must display on the land—
  - (a) a copy of the notice, and
  - (b) a statement as to the effect of section 144C.
  
- (5) A temporary stop notice has effect from the time a copy of it is first displayed in pursuance of subsection (4).
  
- (6) A temporary stop notice ceases to have effect at the end of the period of 28 days starting on the day the copy notice is displayed.

- (7) Except if a shorter period starting on that day is specified in the notice, the notice instead ceases to have effect at the end of that shorter period.
- (8) And if the notice is withdrawn by the authority before that period of 28 days, or as the case may be that shorter period expires, the notice ceases to have effect on being so withdrawn.

#### **144B Temporary stop notices: restrictions**

- (1) A temporary stop notice does not prohibit—
  - (a) the use of a building as a dwellinghouse, or
  - (b) engagement in an activity (either or both)
    - (i) of such description,
    - (ii) in such circumstances,as may be prescribed.
- (2) A temporary stop notice does not prohibit engagement in any activity which has been engaged in (whether continuously or not) for a period of more than 4 years ending with the day on which a copy of the notice is first displayed in pursuance of section 144A (4).
- (3) But subsection (2) does not prevent a temporary stop notice prohibiting—
  - (a) activity consisting of in, or incidental to, building, engineering, mining or other operations, or
  - (b) the deposit of refuse or waste materials.
- (4) For the purposes of subsection (2), any period during which the activity in question is authorised by planning permission is to be ignored.
- (5) A second or subsequent temporary stop notice must not be issued in respect of the same activity unless the planning authority has in the meantime taken some other enforcement action in relation to the breach of planning control which is constituted by the activity.
- (6) In subsection (5), “enforcement action” includes obtaining the grant of an interdict under section 146(2).

#### **144C Temporary stop notices: offences**

- (1) A person is guilty of an offence if he contravenes a temporary stop notice—
  - (a) which has been served on him, or
  - (b) a copy of which has been displayed in pursuance of section 144A (4).
- (2) Contravention of a temporary stop notice includes causing or permitting the contravention of it.
- (3) An offence under this section may be charged by reference to a day or to a period longer than a day.

- (4) A person may, in relation to the same temporary stop notice, be convicted of more than one offence under this section by reference to different days or different periods.
- (5) It is a defence in any proceedings under this section that—
  - (a) the temporary stop notice was not served on the accused, and
  - (b) he did not know, and could not reasonably have been expected to know, of its existence.
- (6) A person convicted of an offence under this section is liable—
  - (a) on summary conviction, to a fine not exceeding **£50,000**,
  - (b) on conviction on indictment, to a fine.
- (7) In determining the amount of the fine, the court is in particular to have regard to any financial benefit which has accrued or appears likely to accrue to the convicted person in consequence of the activity which constituted the offence.

#### **144D Temporary stop notices: compensation**

- (1) A person who, as at the date on which a temporary stop notice is first displayed in pursuance of section 144A(4), has an interest (whether as owner or occupier or otherwise) in the land to which the notice relates is entitled to be compensated by the planning authority in respect of any loss or damage directly attributable to the prohibition effected by that notice.
- (2) But subsection (1) applies only if the circumstances are as set out in at least one of the following paragraphs—
  - (a) the activity which is specified in the notice is authorised by planning permission granted on or before the date mentioned in that subsection,
  - (b) a certificate in respect of the activity is issued under section 150 or granted under that section by virtue of section 154,
  - (c) the authority withdraws the notice other than following such grant of planning permission as is mentioned in paragraph (a).
- (3) Subsections (3) to (7) of section 143 apply to compensation payable under this section as they apply to compensation payable under that section; and for the purpose of that application references in those subsections to a stop notice are to be taken to be references to a temporary stop notice.