



Minutes – Planning Committee

Minutes of the virtual meeting held on Monday 1st March 2021

Present: Cllrs White (Vice Chair), Arthur, Bowers, Higgins, Lawrence, Trevethan and Yeo

In attendance: Cornwall Councillor Callan, Cornwall Councillor Harvey, Kitty Everest (Clerk to the Planning Committee) and 3 members of the public.

Public Participation

Members of the public were invited to speak.

Mr Bateman, a planning consultant and agent, announced that he wished to speak in support of two items of correspondence. There was no objection from the Parish Council:
PA20/00597 – Item e)
PA21/01029 – Item k)

Mr Roberts - A member of the public, spoke in favour of his application PA21/00983 (Item l)

014/21/PC **Apologies**

Councillor Nigel Davies was unwell.

015/21/PC **Declarations of interest and dispensations granted**

Cllr Yeo expressed an interest in planning application PA21/00288 and abstained from commenting or voting on this application.

016/21/PC **Approve minutes of Committee meetings**

The minutes of the committee meeting dated 8th February 2021 were unanimously approved as a true and an accurate record.

017/21/PC **Considerations of planning applications**

The following applications were considered and proposals made.

- a) Application: PA20/08010
Proposal: Replacement of existing dated toilet and washroom facilities
Location: Monkey Tree Holiday Park Scotland Road Hendra Croft Newquay
Applicant: Mr Richard Walker Walker Leisure

Proposed: No objection (unanimous)

- b) Application: PA21/00017
Proposal: Change use of an existing granny annex to annex accommodation including short term holiday lets
Location: Appletree Meadow Perranwell Goonhavern TR4 9PE
Applicant: Mr David Whitwell

Proposed: No objection (unanimous)
- c) Application: PA21/00439
Proposal: Conversion and addition of an extra floor to an existing bungalow at Longview to create additional residential care rooms and associated amenity space plus a flat for care staff to stay overnight and the addition of a new conservatory linked to the existing dining room and lounge areas
Location: Long View Residential Care Home Rosehill Goonhavern TR4 9JX
Applicant: Mr Michael Westmore Jammac Limited

Proposed: Object - over development of the site, height of the development, the infrastructure isn't supported and highways issues. This is a particularly dangerous junction (unanimous).
- d) Application: PA21/00450
Proposal: Proposed change of use of ground floor unit current Use Class E(b) Restaurant (revoked Class A3) into Use Class E(e) for a veterinary clinic and day surgery unit (revoked Class D1) including ancillary Use Class E(a) (revoked Class A1) for sale of pet goods and accessories.
Location: St Clement Vets (formerly Reeds Smokehouse) St Pirans Road Perranporth TR6 0BJ
Applicant: Mr Chris Gardner St Clement Vets

Proposed: No objection (unanimous)
- e) Application: PA20/00597
Proposal: Outline consent with all matters reserved for up to three dwellings
Location: Land North of Sea Winds Ramoth Way Perranporth Cornwall
Applicant: V Pimley

Proposed: Object on the grounds of environment and highways issues (1 abstention, carried)
- f) Application: PA21/00288
Proposal: Reconfigure roof including gables and dormer to enable room improvements and alterations
Location: Perran Bay Home for the Elderly St Pirans Road Perranporth TR6 0BH
Applicant: Linda Whitford Cornwall Old Peoples Housing Society

Proposed: No objection (1 abstention, carried)

- g) Application: PA21/00762
Proposal: Change of use of outbuilding from light office use to ancillary accommodation for use by family members
Location: The Count House Penhale Holywell Bay Newquay
Applicant: Mr Julian Greet

Proposed: Object on the grounds of development in the open countryside it is not like an annex to the property, it is a completely separate building (1 against, 1 abstention, carried)

- h) Application: PA21/00084
Proposal: Installation of a log cabin in the style of a shepherd hut to be used as a holiday let
Location: Sunnymead Bolenna Lane Perranporth TR6 0LB
Applicant: Mr Adam Burnett

Proposed: Object – Access issues and over development in the countryside. The council noted the neighbour's concerns (unanimous)

- i) Application: PA21/00081
Proposal: Removal of derelict outdoor swimming pool, formation of new remote teaching block and main entrance infill extension, provision of new playground area, multi-use games area, and associated supportive parking to facilitate school expansion
Location: Perranporth Community Primary School Liskey Hill Perranporth TR6 0EU
Applicant: Truro and Penwith Academy Trust

Proposed: No objection (unanimous)

- j) Application: PA21/00928
Proposal: To construct rear extension at first floor level and extend upwards the existing side extension with associated internal alterations. Construction of detached single garage
Location: Owl Cottage Cox Hill Cocks TR6 0AU
Applicant: Mr Adrian Okeeffe

Proposed: No objection (unanimous)

- k) Application: PA21/01029
Proposal: Demolition of existing dwelling house and erection of replacement dwelling and associated works with variation of conditions 2 and 3 in respect of decision PA20/03595
Location: Perran House Cliff Road Perranporth TR6 0JN
Applicant: Mr and Mrs Burrell

Councillor Callan stated that there was no planning reason not to support this application.

Proposed: No objection (1 against)

- l) Application: PA21/00983
Proposal: Erection of two holiday letting units and associated works
Location: Land Opp Meadowside Farm Goonhavern Truro Cornwall
Applicant: Mr and Mrs M and S Roberts

Councillor Harvey stated that he supported this planning application.

Proposed: Object – over development in the open countryside (2 against, carried)

- m) Application: PA21/01118
Proposal: Extension to create entrance porch/utility and garage with lounge above
Location: The Barns Lower Reen Farm Reen Perranporth
Applicant: Mr Peter Priest

Councillor Callan stated the new changes from the previous planning application create over development.

Proposed: Object – following review of the new planning application, the council object on the grounds that this is over development of the site.

- n) Application: PA21/01162
Proposal: Demolition of single garage and store and erection of garage and holiday annexe
Location: The Farthings Quarry Road Bolingey TR6 0AR
Applicant: Lynn Batchelor

Proposed: No objection (unanimous)

018/21/PC Items of Correspondence from the Clerk

Items of correspondence to note:

- Darren Stephens - Objection to PA21/00439 (Long View Residential Care Home)
- Andrew Rothery (on behalf of his father, Peter), neighbour - Concerns surrounding PA21/00084 (Sunny Mead, Bolenna)

019/21/PC Ad Hoc Reviews

Members NOTED that following our meeting in February the Planning Committee have conducted the following ad hoc review:

- PA20/11110 - Monkey Tree Holiday Park - PPC response - No objection

020/21/PC 5 Day Protocols

Members NOTED 5 Day Protocols responded to since the last meeting:

- PA19/06693 - Land south of Higher Rise Farm - PPC provided no response, therefore the planning officer to proceed under delegated powers.

021/21/PC Appeal Decisions

Members NOTED that we received the following appeal decision:

- PA20/01377 - Erection of 2 storey dwelling - Appeal dismissed

022/21/PC Date of the Next Meeting

Members NOTED the date of the next meeting: Monday 22nd March 2021.

There being no further business the Chairman closed the meeting at 19:07 hrs.

Signed

Date