Minutes – Planning Committee

Minutes of the meeting held on Monday 28th March 2022 at 5.30pm in the Council Chamber, Chyanhale, Ponsmere Valley, Perranporth, TR6 0DB

Before the main body of the meeting started, Members received a presentation from Helen Ashby Ridgway Senior Director **-** Lichfield's, regarding two proposals within the Parish.

Present: Cllrs White (Chair), Arthur, Trevethan and Yeo

In attendance: Laura Wright (Admin Officer, Clerking the meeting)

Public Participation: There was 11 members of the public present. 1 member spoke in support of applications e and f on the agenda (PA21/12419 & PA21/12420), Two members spoke against application l on the agenda (PA21/09053), 1 member spoke in support of application g (PA22/01851), 1 member spoke in support of application a (PA22/01551) and 2 members spoke in support of application c (PA21/10391).

026/22/PC Apologies

Apologies had been received from Cllr Bowers due to a holiday, Cllr Higgins due to a previous commitment and Cllr Lawrence due to illness and the reason were excepted by members.

027/22/PC Declarations of interest and dispensations granted

There were no declarations of interest and no dispensations granted

028/22/PC Approve minutes of committee meeting

The minutes of the committee meeting dated 7th March 2022 were AGREED as a true and accurate record.

029/22/PC Considerations of planning applications

The following applications were considered and proposals agreed:

a) Application: PA22/01551

Proposal: Replacement of a Class Q approved conversion of a former milking shed with a new single dwelling including change of use of land to residential

Location: Woodlands Farm, Carnkief, Goonhavern, Truro

Applicant: Mr A Chapman

Response: No objections – 1 abstention

b) Application: PA22/01705

Proposal: Tree works to trees subject to a TPO - Fell semi mature Ash tree (T5) growing out of a dry stone wall in close proximity to the property, showing signs of Ash die back when reviewed last summer. Reduce/thin the crown of unmaintained Beech tree (T6) by 20 per cent. The Ash Tree (T8) tree works have been carried out as urgent tree works submitted on Exception Notice reference PA22/00442/PREAPP

Location: Lowarth Gwyth, road from Boscawen Road to Junction
North of Meadow Bank, Perrancoombe, Perranporth
Cornwall TR6 0HZ

Applicant: Mr Tariq Karim

Response: No objections – unanimous (subject to the tree officer's approval)

c) Application: PA21/10391

Proposal: Demolition of redundant barn and stable and construction of dwelling and external office, installation of a packaged sewage treatment plant with leach field

Location: Clarenden Barn Liskey Hill Perranporth Cornwall

Applicant: Mr Dean and Mrs Clare McAllister

Response: No objections – unanimous

d) Application: PA22/01727

Proposal: Certificate of lawfulness for the existing use of 6 self-contained flats as one single dwelling with no operational development to take place.

Location: 26 Tywarnhayle Road Perranporth Cornwall TR6 0DX

Applicant: Mr Nick Hewitt-Boorman

Response: No objections – 1 abstention (subject to the evidence required for the certificate of lawfulness)

e) Application: **PA21/12419**

Proposal: Proposed rear and side extensions and alterations to existing dwelling.
Location: 3 The Terrace, Fern Cottage Cox Hill Cocks TR6 0AT
Applicant: Mr & Mrs D Rodker

Response: Object - unanimous

The Parish Council appreciate that the applicant has tried to meet some of the previous concerns and objections but unfortunately the Parish Council feel that the amendments do not remove the original objections, and these still stand.

The Parish Council therefore object to this planning application with concerns that the plans are overbearing, would cause loss of light for neighbouring dwellings, concerns about flooding and highway concerns with dangerous access points.

f) Application: PA21/12420

Proposal: Listed Building Consent for proposed rear and side extensions and alterations to existing dwelling.
Location: 3 The Terrace, Fern Cottage Cox Hill Cocks TR6 0AT
Applicant: Mr & Mrs D Rodker

Response: Object - unanimous

The Parish Council appreciate that the applicant has tried to meet some of the previous concerns and objections but unfortunately the Parish Council feel that the amendments do not remove the original objections, and these still stand.

The Parish Council therefore object to this planning application with concerns that the plans are overbearing, would cause loss of light for neighbouring dwellings, concerns about flooding and highway concerns with dangerous access points.

g) Application: PA22/01851

Proposal: Erection of dwelling house as approved under permission PA17/01921 but with an internal subdivision to deliver Units 1 and 1A. (All external elevations remain as per extant permission).
Location: Building Plot (Plot 1) Droskyn Point Perranporth Cornwall
Applicant: Quoinstone (Droskyn) Ltd

Response: No objections - unanimous

h) Application: PA22/01519

Proposal: Construction of annexe in rear garden.
Location: Homestead Farm Road from Penhallow At The Plume Of Feathers To Bridge House Penhallow TR4 9LT
Applicant: Lewis Connolly

Response: Object - unanimous

The Parish Council object to this planning application on the grounds that the proposal is considered development in the countryside, unneighbourly and there are highways concerns with a dangerous bend.

i) Application: PA22/02451

Proposal: Dormer extensions, rear extension, internal alterations and side extension to create garage.
Location: Down Stream Road From Boscawen Road To Junction North Of Meadow Bank, Perrancoombe, Perranporth
Applicant: Mr and Mrs Matthews

Response: No objections - 1 abstention

j) Application: PA22/01953

Proposal: Proposed new build development (self-build) for one house
Location: Land Adjacent Chy Lowenna, Ramoth Way, Perranporth Cornwall
Applicant: Stephen Boyd

Response: No objection - unanimous

(As previously mentioned, the Parish Council have concerns over highways issues with the increased traffic and would like to see developers along this route consider solutions to this.)

k) Application PA22/02481

Proposal: Proposed garage extension and conversion into a playroom/lounge area, a first-floor extension above for a new master bedroom plus the introduction of a ground floor conservatory/sun room without compliance with condition 2 of decision notice PA20/09148 dated 08.12.2020.
Location: 4 Percy Davey Close Perranporth Cornwall TR6 0LZ
Applicant: Ms Samantha Burrell

Response: No objections – unanimous

l) Application PA21/09053

Proposal:	Installation of 73 x static caravan bases, demolition of buildings and development of internal road infrastructure
Location:	Higher Golla Holiday Park, Penhallow, Truro Cornwall
Applicant:	Mr Scarrott Vale Holiday Parks Limited

Response: Object - unanimous

The Parish Council object to this planning application on the grounds that it is considered a large development in the countryside, visual impact, highway concerns with poor and dangerous access and serious concerns with drainage issues that have previously been raised but not addressed

030/PC/22 To note items of correspondence from Clerk

There were no items of correspondence from Clerk

031/PC/22 To note date of next meeting: **19th April 2022**

There being no further business, the chairman closed the meeting at 6.52pm

Signed…… Date: 19th April