

PLANNING MEETING held on January 25th 2022 held at Rockhill Business Park.

Present : Councillors – Mrs A Roberts (Chairman), L Allen, Mrs J Burnhill, Mrs A Ellis, G Hooper, M Luke, Mrs M Rance-Matthews, M. Shand, Mrs J Tompsett, Mrs A Wills, and Parish Clerk D Stevens.
Apologies : Cllr Mrs D Jennens, G. Tregidga and County Councillor P Guest.

There were 15 members of the public present.

The Chairman welcomed everyone to the meeting and invited representatives of West Carclaze Garden village to give a short presentation on matters re a forthcoming reserved matters application re Phase 1 of the development. Questions and enquiries from councillors and members of the public were answered and they were thanked for their presentation.

Minutes of the meeting held on January 11th 2021 had been circulated and accepted. Proposed by Cllr Mrs A Wills, seconded by Cllr M Luke. All in favour.

Declaration of interest : None.

Prior to the commencement of planning business some members of the public were invited to speak on planning application PA21/12708 and a representative for the applicant gave response. Following lengthy discussion the Clerk informed everyone of procedure and informed the meeting of the history of applications on this site and a condensed version of all the comments that he had received from members of the public. He urged any complainants to register their comments of the Cornwall Council Planning Portal, explaining this could be done with anonymity as there had been reports of intimidation.

Cllr Mrs A Wills was then invited to chair the meeting.

PA21/12708 Mr Johnathan Allen – Affordable housing led residential development of 6 dwellings and formation of a new access on land North of Windwhistle, Trethurgy, St Austell. **Object see attached notes.** Proposed by Cllr M Luke seconded by Cllr L Allen. All in favour.

All of the members of public then left the meeting and Sue Walters was invited to give a presentation on application PA21/12295. Discussions then followed re this application.

PA21/12295 Mr Furse – Proposed construction of office/storage building and associated works on land adjacent to former clay dries, Trethowel, St Austell **Deferred until February 8th meeting for more information to be provided re sewerage, provisions for surface water run-off, engineer's structural report re stability of the land** - Proposed by Cllr M Luke, seconded by Cllr L Allen. All in favour.

PA21/12078 Mr Simon Phillips – To convert loft into a fourth bedroom, remove property from boundary hedge to make a second pathway access to rear of dwelling on land SE of Homeleigh, Charles Street, Bugle. **Support development of a limited site that would overlook neighbouring properties and**

a children's play area. A condition required that off road parking is essential to prevent further issues on the overcrowded minor road (Charles Street). Proposed by Cllr M. Shand, seconded by Cllr L. Allen
All in favour.

Planning applications correspondence

The Clerk referred to application PA22/00070 – prior approval for the installation of a dry mining plant located within the area of existing planning permission for the winning and working of minerals defined under the St Austell China clay review area 1998 ROMP (Karslake operational area – OA12) Karslake china clay works, Currian Vale, Nanpean. Cllr G Hooper gave a detailed description of the working procedure and reasons for the application. The Clerk then explained that it was only mentioned for referral purposes and no decision was required.

Planning applications to be included in next meeting:

PA22/00480 Mr Steve Rundle – Proposed lounge and dinnig room extension at Crane Cottage, Drummers Hill, St Austell.

PA21/12439 Ms Rebecca Barnsdale – Works to trees subject to a Tree Preservation Order (TPO) to include cutting back remaining tree at 23 Meadow Rise, Penwithick, St Austell.

Applications approved : PA21/11496 Mr Philip Kneville – proposed granny annexe extension at 1 Oak view, Rosevean, Bugle , St Austell. (Parish Council decision 12.12.21 Support).

PA21/10520 Mrs Lisa Wilkinson – Certificate of lawfulness for existing one bedroom annexe forming part of the main dwelling house at Trenance Farm, Trenance Downs, St Austell (Parish Council decision 30.11.21 support).

PA21/08206 Benjamin Crocker – Lawful development certificate for existing use of land for a residential site for 3 residential caravans at The Nook, Bowling Green, Bugle. (Parish Council decision 09.11.21 Object)

Correspondence received from the Planning Officer that there was a recommendation to approve application from Clean Earth Energy re wind turbine at Wheal Martyn.

Councillors were informed that there were still places available for training sessions ' An Introduction to Planning' on February 21st and March 21st via Zoom at 6.30pm

Any Other Business

An update was provided re the concerns on a number of planning applications awaiting determination namely: PA21/04966 Murch 20a Rosevear Road, Bugle and it had been hoped that County Councillor

P Guest would have been able to provide any further information on this application and PA21/07857 Mr Richards, Ballarat House, Bugle.

PA20/07150 O'Mahoney Constuction , land SE of Wesley Terrace, Bugle – appeal has been refused by the Planning Inspectorate.

The Clerk stated that at the next meeting on February 8th Council will be receiving a presentation from representatives re planning application PA21/12757 – residential development of 48 affordable dwellings, the formation of an access from Treverbyn Road and other associated works on land west of Evergreen Cottages, Treverbyn Road, St Austell

Also that representatives of Balance Power would be attending the February 8th meeting of Council to give a presentation on the proposed battery energy storage site at Mount Stamper Road, Scredda, St Austell.

Hence the meeting will commence at 6.30 p.m on that date. (please note earlier start).

The Chairman closed the meeting at 8.00 p.m.

..... (Chairman)

..... (Date).

..... (Chairman)(Date)