

**PLANNING MEETING held on September 13<sup>th</sup> 2022 held at Rockhill Business Park.**

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

Apologies : Councillors Mrs A Ellis, G Hooper, Mrs D Jennens and Mrs J Tompsett.

There were 12 members of the public present.

Before the commencement of the meeting the Clerk asked for everyone to be upstanding and observe a minute's silence in tribute to Her Majesty Queen Elizabeth II who passed away on September 8<sup>th</sup>.

Chairman Cllr Mrs A Roberts welcomed everyone and invited Mr Craig Rowe (Gilbert & Goode) and two other guests to speak on the proposed application for 48 units of affordable housing on land west of Treverbyn Road, St Austell. He stated that he wished to persuade the Parish Council to accept the changes to the format, access and layout of the site following previous comments made during a presentation made on February 8<sup>th</sup>. He added that the developers were prepared to donate to the Parish Council an area of land adjacent to the site for potential use as an open space. After lengthy discussions it was left that the Council will decide the matter when the revised application comes before them.

*The group thanked Council for listening and left the meeting.*

The Chairman then invited members of the Prophet family to give a presentation to Council on the proposed application PA22/07814 for the erection of two dwellings on their land at Scredda.

Minutes of the meeting held on August 30<sup>th</sup> 2022 had been circulated and accepted. Proposed by Cllr M Shand, seconded by Cllr Mrs J Burnhill . All in favour.

There were no declaration of interests.

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

**Planning applications for consideration**

**PA22/07814 Mr & Mrs Stephen Prophet** – Erection of two dwellings on land West of Dunville, Scredda St Austell. **Object. Size of the properties will have an overbearing effect on neighbours and are not in keeping with the local street scene. Dangerous access would need a bigger visual splay entrance on to a very busy, speedy narrow road.** Proposed by Cllr L Allen seconded by Cllr Mrs A Roberts . All in favour.

*The Prophet family then left the meeting.*

**PA22/05876 Mr Andrew Gower** – Outline application for development of a dormer bungalow including scale (all other matters reserved) on land North of Tel Star, Bowling Green, Bugle, St Austell. **Support.** Proposed by Cllr Mrs J Burnhill, seconded by Cllr Mrs M Rance-Matthews. All in favour

**PA22/07481 West Carclaze Solar Farm** – Installation of a ground mounted PV array and associated sub-station on West Carclaze Mica Dam without compliance with Condition 2 of decision PA15/03922 dated 28.08.2015 at West Carclaze Solar Farm, Carluddon, St Austell. **Support the removal of Condition 2 provided the increase of CCTV creates no intrusion to the public.** Proposed by Cllr M Shand, seconded by Mrs M Rance-Matthews. All in favour.

**PA22/07299 Mr John Kent** – Installation of 2 holiday cabins at Bojea Mill, Bojea, St Austell. **Object strongly object intrusion into the countryside and would visually affect the nature of the valley. There are major concerns about the stability of the landform ( created by 5000 tonnes of inert, contaminated building waste). A local senior geologist who frequently walks the nearby Sustrans Trail considers the area to be ‘a potential Aberfan waiting to happen’ and creates a danger to fellow walkers. The nearby pond has now become a substantial lake and has already created major flooding issues in the nearby village of Trethewel. No information on sewage and drainage disposal. The Council requires Highway Officers to visit and analyse the dangerous access off a single track lane on the very busy B3274.** Proposed by Cllr M. Luke, seconded by Cllr L Allen. All in favour.

#### **Planning applications correspondence**

The Clerk stated that it had been expected for Mr N Davis from DAD Property to have attended the meeting to give a presentation on application PA22/03794 Contec , Bojea Industrial Estate. Cllrs Mrs A Roberts and M Luke reported that they had met with him and Planning Officer, Rosilyn Baker and gave further information for councillors to reconsider the application.

Following discussions councillors voted to maintain their objections and request this be taken to the Strategic Planning committee for a decision.

Correspondence had been received from the Planning Officer, Jack Bromley stating that application PA22/06426 Mr Murch dwelling at 20B Rosevear Road, Bugle be recommended for approval. Under the 5 day protocol Councillors voted unanimously that this should also be taken to Strategic Planning committee, proposed by Cllr Mrs A Wills, seconded by Cllr G Tregidga. All in favour.

Planning applications approved :

PA22/0064 Mr S Phillips - Non-material amendment roof light and window on land SE of Homeleigh, Charles Street, Bugle, St Austell. (Parish Council decision support 30.08.22).

PA22/064448 and 06449 Mr Andy Harper – Listed building consent and demolition of shed at Carbean Farm, Carbean, St Austell. (Parish Council decision support 26.07.22).

Miss Kay Shearer – Listed building consent to replace 4 front windows at Carbean Farm, Carbean, St Austell. (Parish Council decision support 31.05.22).

An enquiry from Mr C Rowe to seek the Parish Council’s approval to name the development site behind 33 Phernyssick road as ‘Gidley Fields’. Council indicated their approval.

Correspondence from Mr A Smith, a resident of Lavrean, Bowling Green enquiring on the ownership of some land near his property and the respective liability involved. It was a consensus of opinion that this land lay within Luxulyan Parish.

Details available from Planning Department re timescales for applications during the period of mourning following the death of HM Queen Elizabeth II.

**Any other business**

Correspondence from Cornwall Council and Canon Paul Arthur giving full details of Council services affected by the period of mourning, council meetings cancelled, books of condolences and church services.

An e-mail from David Pooley requesting that the Parish Council supports St Austell Town Council in complaints to Cormac about the lack of maintenance of the roundabouts and roadside verges on the A391. Parish Council agreed their support.

Matthew Healey, Rivers Team Project Manager invited members of Council and members of the public to a volunteer day at the StARR project at Lower Molinnis Moor on Tuesday September 20<sup>th</sup> (10.00am - 3.00pm).

Correspondence between Cllr Mrs J Burnhill and Rebecca Edmondson (Alun Griffiths) confirming Drummers Hill will not be one-way during the proposed works on the A391 and Stenalees roundabout.

Invitation from Childrens Hospice South West to the 10<sup>th</sup> anniversary of their Moonlight Memory Walk at the Lost Gardens of Heligan on November 12 at 7.30pm.

Correspondence between Cllr Mrs A Ellis and Bugle Village Hall re their next committee meeting on September 26<sup>th</sup>. It was agreed that either the chairman or the Clerk will now attend.

Road closure announcements

Hensbarrow Hill to China clay works September 9<sup>th</sup> – 15<sup>th</sup> (24 hours)

Northe East Distributor road September 15<sup>th</sup> – 16<sup>th</sup> (19.00- 06.00)

There was no other business for discussion.

Meeting closed at 9.30 pm.

..... (Chairman)

..... (Date).

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