

PLANNING MEETING held on September 27th 2022 held at Rockhill Business Park.

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

Apologies : Councillors G Tregidga, Mrs A Wills and County Councillor P Guest.

There were no members of the public present.

Chairman Cllr Mrs A Roberts welcomed everyone and invited Mr Ian Armstrong to speak and clarify points on the proposed application PA22/03794 on land adjacent to Contec Yard, Bojea Industrial site, Trethewel, St Austell. The Clerk reminded councillors that their decision was to object to this application on May 31st 2022 and would need to wait 6 months before amending that decision. At this stage their only consideration was on the 5 day protocol. The decision was to agree to disagree. Proposed by Cllr M Shand, seconded by Cllr Mrs M Rance-Matthews.

Mr Armstrong thanked Council for listening and left the meeting.

Minutes of the meeting held on September 13th 2022 had been circulated and accepted. Proposed by Cllr Mrs M Rance-Matthews , seconded by Cllr Mrs J Burnhill. All in favour.

There were no declaration of interests.

Cllr G Hooper was then invited to chair the Planning part of the meeting.

Planning applications for consideration

PA22/07515 Mr Simon Maidment – Retrospective application for conversion of first floor of detached garage building to form ancillary annexe and for use as a self contained holiday let at Pompji Dowr, 74 Treverbyn Road, St Austell. *The Clerk read comments made by the public on the Planning Portal and also referred to Condition 3 on the original application PA17/04885. **Object Not in compliance with Condition 3 of original application PA17/04885. Totally unsuitable access and thoroughfare which is a single track lane with no turning facilities for extra traffic from a holiday let. No mention that this conversion conforms to the necessary fire regulations.*** Proposed by Cllr Mrs J Burnhill seconded by Cllr Mrs A Roberts . All in favour.

Planning applications correspondence

Planning applications approved :

PA22/5460 P Krommendijk - Rear extension and refurbishment to include a balcony on the NE elevation of 26 Treverbyn Road, St Austell. (Parish Council decision support 28.06.22).

PA22/06844 Dr J Barnes – Installation of a conservatory to the rear of the property at 14 Wheal Arthur Road, Carludon, St Austell. (Parish Council decision support 30.08.22).

Cllr G Hooper and County Councillor M Luke gave details of the Central Sub-Area Planning Committee's decision on PA21/12295 Mr Furse construction of office/storage buildings on land adjacent to Former clay dries, Bodmin Road, Trethowel. The Clerk thanked Cllr G Hooper and County Councillor M Luke for presenting the Council's opinions to the meeting but sadly the Planning committee were not persuaded by our concerns about the access or the flooding risks to Trethowel and vote by 5 – 3 to support the application.

A further decision on 5 day protocol needed to be made on planning application PA22/05132 proposed development of a battery storage facility on land West of Mount Stamper Road where the planning officer was recommending approval. After some discussion it was proposed by Cllr G Hooper, seconded by Cllr M Shand to agree to disagree with the Officer's recommendations and emphasise Council's disillusionment of the Planning department in not considering local comments and concerns on numerous recent applications. All in favour. **Action taken.**

Correspondence from Craig Rowe, Gilbert & Goode thanking Council for being respectful and courteous at the previous meeting.

Details from Planning Department that a complaint had been received re the Parish Council's comment made on PA22/07299 Mr J Kent. It was agreed that a response should be sent acknowledging the sensitivity of the word Aberfan but that it was an actual quote and a request to reword the sentence by referring to the land being structurally unsafe with the fear of a potential landslide. **Action taken.**

Councillors had been circulated a summary of Architect's responses to all the comments that were made on the recent West Carclaze application. It was agreed to take no further action.

Any other business

There was no other business for discussion.

Meeting closed at 8.15 pm.

..... (Chairman)

..... (Date).

