

PLANNING MEETING held on November 29th 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 G Hooper

There was two members of the public present.

Chairman Cllr Mrs A Roberts welcomed everyone.

Minutes of the meeting held on November 8th 2022 had been circulated and accepted. Proposed by Cllr M Shand, seconded by Cllr Mrs A Wills. 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

PA22/09748 Mr Andrew Tregaskes – Rotate existing building 90 degrees on existing planning permission PA14/06276 at Orchard Lodge, Scredda, St Austell. *The Clerk gave details of previous history of this application and pointed out that the floor space has increased from that approved in application PA18/09657* **Object The original application (PA14/06276) was approved as an exception site with stringent conditions but has been adapted so much over the years that it is now totally alien to the spirit of Policy 11 Gypsy & Traveller in the Cornwall Local Plan. (In particular Condition 2 this would not be a location where planning permission would normally be given for unfettered residential units). The various amendments over the years the single ‘dayroom’ has increased dramatically in size from the original 29 x 19 to the now requested 72 square metres. This is neither appropriate or proportionate in scale to the nearby settled community.** Proposed by Cllr L Allen , seconded by Cllr Mrs A Roberts . All in favour.

PA22/09574 Mr P Larwood – Outline planning permission with all matters reserved for proposed new dwelling with garage and driveway, landscaping and associated works at Bugle Scout Hut, Bugle, St Austell. **Support with the condition that the single track access lane is upgraded and further maintained to a recognised, suitable standard.** Proposed by Cllr M Shand , seconded by Cllr Mrs J Burnhill . All in favour.

PA22/10157 Mrs Halliday – Outline application with all matters reserved for one affordable dwelling and one M4(2) disabled accessible/adaptable dwelling at Trelawney Farm, Carn Grey, St Austell.

Object – Two dwellings would be a major intrusion into the countryside. Access would be challenging as the contour of the land would create a 1.8 -2.5 metre gradient. Historically there is a leat and springs on the proposed land for development. Proposed by Cllr Mrs M Rance-Matthews, seconded by Cllr Mrs J Burnhill . All in favour.

Planning correspondence

Application approved:

PA22/05876 Mr Andrew Gower – Outline application for a dwelling on land North of TelStar, Bowling Green, Bugle St Austell. (Parish Council decision Support 13.09.22).

Notification that PA21/07857 Mr & Mrs N Richards application to retain use of land as a private Romani gypsy/traveller site consisting of fourteen pitches including 14 mobile homes on land North of Ballarat House, Bugle was supported by the Planning Committee on November 21st.

Any other business

Notification of two planning applications for consideration at the next meeting on December 13th:

PA22/09830 Mr Malcolm Putko Harbour Housing – Proposed change of use from A1 to two 1 bedroom flats including the addition of a skylight for the first floor flat, the upgrade of the ground floor windows to UPVC, a new heating source and the re-insulation of the building (follows previous consent PA19/08477 for the change of use from A1 to C3 dwelling) at 64 Fore Street, Bugle, St Austell.

PA22/10500 R & S Parr – Proposed conservatory addition above existing sun room plus minor dwelling alterations at Toad Hall, Trethurgy, St Austell.

There being no further business

Meeting closed at 7.45 p.m.

..... (Chairman)

..... (Date).

