

Treverbyn Parish Council

PLANNING MEETING held on January 9th 2024 held at Rockhill Business Park.

Present: Councillors – Mrs. A Roberts (Chairman), Cllr L Allen, Cllr P Highland, Cllr G Hooper, Cllr Mrs. M Rance-Matthews, Cllr K Pollard, Cllr M Shand, Cllr K Stephens, Cllr G Tregidga, County Councillor P Guest, Clerk D Stevens and Deputy Clerk D Hawken.

Prior to the commencement of the Planning Meeting, Mr Douglas Boden (Major Projects Senior Officer | Connectivity & Transport Policy at Cornwall Council) provided an update to Councillors regarding the Mid Cornwall Metro Project for the area of Bugle. Upon the relaying of draft proposals to Council, Councillors fed back invaluable knowledge and opinions relating to the proposals. Douglas Boden confirmed, that there would be a public consultation of the final plans over the summer months.

There was one member of the public in attendance, a prospective new Councillor

Chairman Cllr Mrs. A Roberts welcomed everyone to the meeting and wished all those present, a very Happy New Year.

1. There was one apology from Cllr M Luke.
2. There were no declarations of interest
3. Minutes of the meeting held on December 12th 2023 had been circulated and accepted. Proposed by Cllr Mrs. M Rance-Matthews, Seconded by Cllr K Stephens. All in favour

Planning applications received for consideration by Planning Committee

- **PA23/09453 – Mr Jason Rash, EcoBos Ltd.**_Non-material amendment in relation to decision notice PA19/11041 dated 01/06/23 to update the hard and soft landscaping drawings and plots C1.46 – C1.48 in Area C of Phase 1, which are now proposed to be a single detached dwelling referred to as C1.46. Location: Land at West Carclaze and Baal, A391 between Stannary Road and Scredda Roundabout, Carludon, St Austell, Cornwall. PL26 8TX

After much discussion and deliberation, the decision was to **SUPPORT** the application. Proposed: Cllr L Allen. Seconded: Cllr G Tregidga. All in favour

- **PA23/10100 - Icon Tower Infrastructure Ltd.** Prior Notification for the installation of a new sharable 25m monopole mast which is collocated with an existing compound approximately 38m to the south east of the site. The development will include a base station, 2.4m high palisade fencing, 6no. operator cabinets, 1 no. meter cabinet, 2 headframes, 12no. antennas and ancillary development thereto. Location: Land At Rockhill Business Park, Higher Bugle, Bugle, Cornwall.

After much discussion and deliberation, the decision was to **SUPPORT** the application.

Proposed: Cllr Mrs. A Roberts, Seconded: Cllr Mrs. M Rance-Matthews. All in favour

Planning Correspondence

Application decisions from the Planning Department:

- **PA23/01250/PRE – A30 Business Park.** Pre-application advice for proposed Industrial/Warehouse Development (B8 and E Use Class (excluding E(a) and E(b) Use Classes)) including the provision of Estate Road Services and Plot Layout. Location: Kerrow Moor, Stannary Road, Stenalees, St Austell, Cornwall. The Parish Council were not requested as a consultee. Cornwall Council Planning have since closed the application with advice given.
- **PA23/01206/PRE – Mr Graham Broad.** Pre-application advice for a new build home. Location: Land West of 'Sea View', Trenance Road, St Austell, Cornwall. PL25 5AP. The Parish Council were not requested as a consultee. Cornwall Council Planning have since closed the application with advice given.
- **PA21/12757 – Mr C Rowe.** Residential development of 48 affordable dwellings, the formation of an access from Treverbyn Road and other associated works (including demolition of existing buildings). Location: Land West of Evergreen Cottages, Treverbyn Road, St Austell, Cornwall. PL25 4EW. The Parish Council objected to the application on 08.02.22. The application has now been granted, following appeal.
- **PA23/03045 – C M Cooper-Young and D J Cooper-Young.** Deed to discharge the s106 agreement dated 08.03.06 solely in relation to this individual property. Location: 23 Ocean View, St Austell, Cornwall. PL25 3SU. The Parish Council made no comment on this application. Cornwall Council have agreed to the discharge of the S52/S106.
- **PA23/08489 – Mr M Pickering.** Sub-division of existing dwelling into two dwellings with amenity areas. Location: Eureka, 155 Stannary Road, Stenalees, St Austell, Cornwall. PL26 8SX. The Parish Council supported this application on 14.11.23. Cornwall Council have since approved the application.
- **PA23/07503 – Mr Andrew Vallis.** Single storey extension to existing property with attic storage/office space. Remodelling of external areas to allow level access into property.

Installation of lift. Location: 1 Horse Shoe Haven, Bowling Green, Bugle, St Austell, Cornwall. PL26 8RN. The Parish Council supported this application on 28.11.23. Cornwall Council have subsequently supported the application.

Planning applications for consideration at the next meeting:

- **PA23/10036 - Mr R Clayton, Castle Dore Ltd.** Addition of a Garage to the existing dwelling. Location: 62 Mulberry Gardens St Austell Cornwall PL25 3FZ
- **PA23/01370/PREAPP – Cornwall Council Estates Delivery.** Pre application advice to keep the remaining facade and create 8 open market residential flats. On the top playground it is intended to provide 4 further residential flats that we propose to be affordable. Each of the flats will have access to one allocated parking space per property and there will be additional visitor's spaces also. Location: Former Carclaze Community Infant School, Carclaze Road, St Austell, Cornwall, PL25 3AG

The Deputy Clerk read correspondence received from Cornwall Council Planning Officer Gemma Old, appertaining to application PA23/08489. After the Parish Council supported the application, the Planning Officer has since commented on the parking provision comment made on the portal.

Emergency Items

The Clerk raised with Council; correspondence received from Mr Neil Sandland regarding the naming of the new road at the top of Stannary Road. Much thought and deliberation was given to a proposed name, however, it was agreed that some investigatory work be undertaken to ascertain any old clay workings in and around that area to then name the road after an important and historical mining part of the area. **Action: To contact the China Clay History Society. Cllr L Allen also agreed to look into the matter**

The Clerk read an email from Mr Peter Crawford (Senior Land Buyer - Wainhomes), relating to the open space at Bugle. It seems from the outset, that Wainhomes are seemingly happy for the Parish Council to take over all of the asset. It was agreed that further information and clarification was required to make a firm decision. It was though, agreed 'in principle' to express a firm interest. Proposed: Cllr M Shand, Seconded: Cllr Mrs. M Rance-Matthews. All in Favour

It was agreed that a Staffing Committee Meeting was to be diarised on Tuesday 16th January 2024 at 6pm. The main purpose being, to informally interview prospective new Parish Councillors.

At the completion of the Staffing Committee meeting, a Finance and General Purposes meeting will then take place.

Cllr G Hooper raised an issue relating to an ongoing water issue at the top of Caudledown Lane, Stenalees. The matter is somewhat historical and a request was made by Cllr G Hooper that the Office send the letter that was sent to the occupiers of Christmas Cottage back in January 2022, to Mr Philip Eperson and Mr Simon Deverill (Consents and Enforcement Officer at Cornwall Council)

Cllr L Allen made a request for bark chippings to be laid on Footpath 1, from Railway Terrace through to the footpath that joins the Sustrans Trail in Trethewel. It was proposed that Cllr L Allen make this request, in writing, to the Parish Council. In the meantime, the Office would look at a possible supplier and subsequent costings.

Cllr K Stephens brought to the attention of Council, several risk assessment issues that he had personally picked up relating to the Village Hall in Bugle. Upon the completion of relaying his survey to Council, Cllr K Pollard took each point in turn and answered accordingly. It was perceived that some points raised by Cllr K Stephens were inaccurate and other points were already in hand and actioned by the Hall Committee.

There being no further business, the Chairman thanked Councillors for their attendance.

The meeting closed at 9:07pm

.....(Chairman) (Date)