

TREVERBYN PARISH COUNCIL

PLANNING MEETING held on August 27th 2024

Rockhill Business Park commencing at 7.00pm.

Present: Cllr Mrs. A Roberts (Chairman), Cllr L Allen, Cllr Mrs. A Double, Cllr P Highland, Cllr B Hollis, Cllr G Hooper. Cllr Mrs. J Killacky, Cllr K Pollard, Cllr Mrs. M Rance-Matthews, Cllr M Shand, Cllr K Stephens, Cllr G Tregidga, Cornwall Councillor P Guest, Clerk D Stevens and Deputy Clerk D Hawken.

Apologies: Cllr M Luke (absent).

There was one member of the public present.

Declaration of Interests: None

Public Participation: There was no public participation.

Minutes of Planning Meeting held on August 13th 2024

Minutes of this meeting had been published and circulated and were accepted. Proposed by Cllr Mrs. M Rance -Matthews, seconded by Cllr L Allen. All in favour.

The Chairman Cllr Mrs. A Roberts duly asked Cllr G Hooper to chair the Planning meeting.

Planning applications received for consideration.

1. **PA24/05851 – Mr Jon Wood Castle Dore Ltd** Construction of 2 detached dwellings and associated works. Location: development land at Carclaze, Carclaze Road, St Austell.

It was resolved to **SUPPORT** this application. Proposed: Cllr Mrs A Double, seconded: Cllr L Allen. All in favour.

2. **PA24/05849 – Mr Jon Wood Castle Dore Ltd** Construction of 8 dwellings and associated works. Location: Land at site of former Trethurgy Reservoir, Mulberry Gardens, St Austell.

After much debate and discussion relating to the over-development of this site, the lack of amenity space on most properties on the development and that this piece of land being originally allocated for allotments is no longer feasible.

(Reference being made to the Inspectorate's comments at the appeal decision re original planning application PA16/11319 Condition 42 and Schedule Paragraph 7) plus concerns on the stability of the land on the top of a disused reservoir.(Recommending that a Structural Engineers report be requested) Councillors were also angered that the Section 106 contributions for this site and been allocated for St Austell Rugby Club (outside the Parish) and limited equipment supplied to the play area in Prengarth Close.

It was resolved to **OBJECT** to this application. Proposed: Cllr Mrs A Double, seconded: Cllr L Allen. All in favour.

3. **PA24/05432 Mrs Mark Bunt Kivells Ltd** Certificate of Lawfulness for existing use of caravan as a permanent dwelling. Location: The Caravan, Bojea Farm, Bojea, St Austell.

It was resolved to **SUPPORT** this application with the suggested condition that it maintains the concept of the original planning application that it's for the sole use of Mrs Margaret Ann Mace. Proposed: Cllr M Shand, seconded Cllr Mrs A Roberts. All in favour (one abstention – Cllr L Allen)

4. **PA24/06186 Mrs Gooderham.** New window and door to South elevation and new window to North elevation. Location: 8 Fore Street, Bugle, St Austell.

It was resolved to **SUPPORT** this application. Proposed: Cllr G Tregidga, seconded by Cllr L Allen. All in favour.

Planning Decisions

- **PA24/04999 – Mr & Mrs S Smith.** Garage conversion with first floor extension over. Location: 41 Pentrevah Road, Penwithick, St Austell. The Parish Council agreed to support the application on 30.07.24. Cornwall Council Planning Department have since **APPROVED** the application.
- **PA24/04411 – Mrs Ruth Baker.** Proposed level access bathroom extension. Location: Hi- Folly, Bandhouse Lane, Stenalees, St Austell. The Parish Council agreed to **SUPPORT** the application on 09.07.24. Cornwall Council Planning Department have since **APPROVED** the application.
- **PA24/04201 – Mr Geoff Coombe.** Proposed studio extension and store replacing a timber shed. Location: 2 Oak View, Rosevean, Bugle, St Austell.

The Parish Council agreed to **SUPPORT** this application on 30.07.24. Cornwall Council Planning Department have since **APPROVED** the application.

- **PA24/04818 – Mr Sullivan.** Construction of two-storey side extension and single storey rear extension. Location: St Ervan, 4 Crescent Road, Bugle, St Austell. The Parish Council agreed to **SUPPORT** this application on 09.07.24. Cornwall Council Planning Department have since **APPROVED** the application.

Planning Correspondence.

The Clerk read correspondence from an Enforcement Officer giving details of their actions re, a breach of planning control regarding unauthorised development namely the installation of a septic tank at 4 Rosevear Terrace, Bugle. It concluded that although a breach had been identified it would not be expedient for the Local Planning Authority to take formal action.

The Clerk then reminded councillors, in particular recently appointed councillors, that there was ‘An Introduction to Planning’ online training session available on Tuesday October 15th or Wednesday November 6th at 6.30 -8.30pm.

Emergency Items.

There being no further business, the Chairman closed the meeting at 7.32 pm

.....(Chairman) (Date)