

TREVERBYN PARISH COUNCIL

PLANNING MEETING held on September 10th 2024

Parish Offices, Rockhill Business Park

Commencing after the completion of presentations given by:

***Mr Doug Boden (Mid Cornwall Metro Project) and Gill Harper
(Business Manager at Kernow Learning).***

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

Apologies: Cllr Mrs. A Double, Cllr M Luke, Cllr G Tregidga and Cornwall Councillor P Guest.

Before the meeting commenced, the Deputy Clerk read a resignation letter from Cllr K Stephens which was duly accepted.

There were no members of the public present.

Declaration of Interests: Cllr G Hooper on planning application: PA24/05719

Public Participation: With no members of the public present, there was no requirement to hold this agenda item

Minutes of Planning Meeting held on August 27th 2024

Minutes of this meeting held on the 27th August had been published, circulated and duly accepted. Proposed by Cllr L Allen, seconded by Cllr B Hollis. All in favour.

Planning applications received for consideration.

1. **PA24/05719 - Mr Steve Trevelyan.** Construction of new dwelling.
Location: Land West Of 16 Caudledown Lane, Stenalees, St Austell, Cornwall

After much debate and discussion, it was RESOLVED to **SUPPORT** this application. It was, however, noted that there were some points of concern that Councillors wished to express. 1) The dwelling does not seem to be in keeping with the street scene of neighbouring properties on Caudledown Lane. 2) The vehicular access

exiting Caudledown Lane onto the busy Stannary Road remains a serious highways issue. 3) There have been recent water supply issues to properties on Caudledown Lane (including loss of water supply on numerous occasions) stemming from an archaic mains line through Stannary Road. Any further servicing of additional dwellings will only add to the ongoing issue. 4) The condition of Caudledown Lane is deteriorating at a rapid rate and any further strain on vehicular footfall is only going to heighten the need for its surface to be urgently addressed. Caudledown Lane now services approximately 30 dwellings.

Planning Decisions

The deputy Clerk relayed two planning decision for the attention of Councillors

- **PA24/04807 – Mr Dominic Penhall.** Proposed new site access/egress to existing E(g)/B8 industrial/warehouse building and formation of new vehicular turning area. Location: Factory Unit rear of 75 Treverbyn Road, St Austell, Cornwall. PL25 4EW. The Parish Council resolved to object to this application on 30.07.24. Cornwall Council Planning Department have subsequently decided to **REFUSE** the application.
- **PA24/05015 – Business Location Services Ltd.** Erection of replacement previously demolished single dwelling. Location: 1 Red Lane, Bugle, St Austell. PL26 8QP. The Parish Council objected to this application on 30.07.24. Following notification of a 5-day protocol, the Parish Council opted to respond with option 2. That being, to ‘agree to disagree’ on this occasion. Cornwall Council Planning Department have subsequently, **APPROVED** the applications with conditions.

Planning Correspondence.

- **PA24/06761.** Councillors were notified that the submission of details to discharge condition 5 of decision notice PA23/03170 (Land West of Knightor Road, Trethurgy, St Austell) has now been discharged. The Parish Council were not requested as a consultee.
- Following the Parish Council support of planning application PA24/02553 – Land South of 14 Caudledown Lane, correspondence has been forthcoming from Case Officer Jack Bromley regarding several areas of concern and points of note that the Parish Council raised when submitting support for the application. The architect has duly replied to these concerns and subsequently, the response was read to Council.

Emergency Items

Ruddlemoor Village Green

Further to previous notification received that the Ruddlemoor Village Green Association wish to dissolve the committee, Councillors were notified that the Chairman Cllr Mrs. A Roberts and the Deputy Clerk met with Charlie Nicholson of Habitat Restoration Company at the Village Green to look at what remedial maintenance works is required on site. A detailed itemised quote was read to Councillors and it was **RESOLVED** to accept the quote.

Proposed: Cllr M Shand, Seconded: Cllr L Allen. All in Favour

It was strongly suggested that along with the quoted maintenance to be undertaken, that a gate be erected to fill a gap between two fences towards the northern end of the green. It was deemed a health and safety concern.

Furthermore, Cllr Mrs. M Rance-Matthews informed Council that the association held funds of £833 and the transfer of monies would take place to the Parish Council to contribute to the agreed maintenance work.

Sky Primary Proposals

Following on from the earlier presentation given by Gill Harper from Kernow Learning, it was **RESOLVED** to write a letter of support for the outdoor learning landscape strategy proposals.

Proposed: Cllr M Shand, Seconded: Cllr Mrs. M Rance-Matthews. All in Favour

There being no further business, the Chairman thanked Councillors for their attendance and closed the meeting at 8:56pm

.....(Chairman) (Date)