

Meeting Minutes

The Passmore Edwards Building, The Cross, Cross Street, Camborne TR14 8HA Tel: 01209 612406 enquiries@camborne-tc.gov.uk

MINUTES:

of the meeting of Planning and Development Committee held remotely via Zoom on Tuesday 3rd November 2020 at 6.30 pm

PRESENT:

Councillor Ms Z Fox	Chairman
Councillor C Godolphin	Vice Chairman
Councillor J Collins	
Councillor Mrs V Dalley	
Councillor J Herd	
Councillor J Morgan	
Councillor Mrs S Weedon	

IN ATTENDANCE:

Melanie Negus, Finance and Administration Assistant; and Sally Williams, Library & Council Support Assistant.

The Chairman explained meeting procedures to all present.

P.4365 TO RECEIVE APOLOGIES FOR NON-ATTENDANCE

P.4365.2 RESOLVED: that the apologies from Councillors Mrs Kelynack, L Lemon and Wilkins for non-attendance of the meeting of the Planning and Development Committee held on the 3rd November 2020 were received

Proposed by Councillor Ms Fox
Seconded by Councillor Herd

On a vote being taken the matter was approved unanimously.

P.4366 MEMBERS TO DECLARE DISCLOSABLE PECUNIARY INTERESTS AND NON-REGISTERABLE INTERESTS (INCLUDING THE DETAILS THEREOF) IN RESPECT OF ANY ITEMS ON THIS AGENDA INCLUDING ANY GIFTS OR HOSPITALITY EXCEEDING £25

There were no declarations of interests.

P.4367 TO APPROVE WRITTEN REQUEST(S) FOR DISPENSATIONS

There were no dispensation requests.

P.4368 CHAIRMAN'S ANNOUNCEMENTS

The Chairman informed members that she had recently attended a Planning Conference that had given useful tree information; she was hoping for a future meeting with the Tree Officer. She had contacted the Cornwall Planning Partnership for information on the Town Council having representation on it. Councillors M Fox and Weedon expressed interests in representing the Town Council on the Cornwall Planning Partnership.

P.4369 TO RECEIVE AND APPROVE THE MINUTES OF THE MEETING OF THIS COMMITTEE HELD ON THE 2020, TO BE SIGNED BY THE CHAIRMAN AT A LATER DATE

The meeting Clerk informed members of a minor amendment to to page 3386, planning application 20/148 (PA20/08104), the Comm Decision 'no objection'; amended to, 'no objection, and the Town Council fully supports this application'.

P.4369.2 RESOLVED: that the Minutes of the meeting of the Planning and Development Committee held on 6th October 2020, with an amendment to to page 3386, planning application 20/148 (PA20/08104), the Comm Decision 'no objection', amended to, 'no objection, and the Town Council fully supports this application'; were received and approved for signing at a later date

Proposed by Councillor Ms Fox
Seconded by Councillor Godolphin

On a vote being taken the matter was approved unanimously by those entitled to vote.

P.4370 MATTERS ARISING, FOR INFORMATION ONLY, WHERE NOT INCLUDED BELOW

There were no matters arising.

P.4371 TO CONSIDER APPENDIX 1 PLANNING APPLICATIONS RECEIVED FROM CORNWALL COUNCIL AND DEALT WITH UNDER THE DELEGATED PROCEDURE IN ACCORDANCE WITH MINUTE P.3280.3

P.4371.2 RESOLVED: that Camborne Town Council respond to Cornwall Council that it had no objection to Planning Applications 20/150 (PA20/08803), 20/153 (PA20/08127), 20/155 (PA20/09061), 20/156

(PA20/08705), 20/157 (PA20/08086), and 20/159 (PA20/09160)

Proposed by Councillor Ms Fox
Seconded by Councillor Godolphin

On a vote being taken the matter was approved unanimously.

The Chairman took Agenda items 9 and 10.

P.4372

PUBLIC PARTICIPATION (SUBJECT TO STANDING ORDER 3E MEMBERS OF THE PUBLIC ARE PERMITTED TO MAKE REPRESENTATIONS, ANSWER QUESTIONS AND GIVE EVIDENCE IN RESPECT OF ANY ITEM OF BUSINESS INCLUDED IN THE AGENDA, UP TO A MAXIMUM OF FIFTEEN MINUTES)

TO CONSIDER APPENDIX 2 PLANNING APPLICATIONS RECEIVED FROM CORNWALL COUNCIL

P.4372.2

RESOLVED: that Camborne Town Council respond to Cornwall Council that it had no objection to Planning Application 20/151 (PA20/08152)

Proposed by Councillor Ms Fox
Seconded by Councillor Godolphin

On a vote being taken the matter was approved unanimously.

Councillors Collins and Herd were at this point experiencing technical difficulties, and the Chairman deferred Councillor Collins planning application until later in the meeting.

P.4372.4

RESOLVED: that Camborne Town Council respond to Cornwall Council that it had no objection to Planning Application 20/154 (PA20/08560)

Proposed by Councillor Ms Fox
Seconded by Councillor Morgan

On a vote being taken the matter was approved by a Majority.

P.4372.5

RESOLVED: that Camborne Town Council respond to Cornwall Council that it had no objection to Planning Application 20/158 (PA20/08132); subject to a condition being applied, tying the development to the main dwelling

Proposed by Councillor Godolphin
Seconded by Councillor Ms Fox

On a vote being taken the matter was approved by a Majority.

P.4372.6 RESOLVED: that Camborne Town Council respond to Cornwall Council that it has no objection to Planning Application 20/160 (PA20/08868)

Proposed by Councillor Ms Fox
Seconded by Councillor Godolphin

On a vote being taken the matter was approved by a Majority.

P.4372.7 RESOLVED: that Camborne Town Council respond to Cornwall Council that it has no objection to Planning Application 20/161 (PA20/08787)

Proposed by Councillor Herd
Seconded by Councillor Ms Fox

On a vote being taken the matter was approved by a Majority.

P.4373 TO ADDRESS ADDITIONAL PLANNING APPLICATIONS RECEIVED AFTER THE AGENDA COMPILED

Councillors discussed:

TC Number: **20/163**
CC Number: PA20/07001
Development: Conversion of existing shop into one self-contained studio apartment.
Location: 40A Cross Street, Camborne, TR14 8EY
Applicant Mr Adam James Woods
Comment Submission Date: 04.11.20

TC Number: **20/164**
CC Number: PA20/08855
Development: Re-lining of lead central valley and parapet gutters with associated slating and high-level repairs.
Location: The Grange, Rectory Road, Camborne, TR14 7DA
Applicant Fairfield Rents Ltd C/O HLM
Grid Ref: 164410/39947
Comments submission Date: 04.11.20

P.4373.2 RESOLVED: that Camborne Town Council respond to Cornwall Council that it recommends refusal of Planning Application 20/163 (PA20/07001), as there was no evidence provided of the property having been marketed as a business for the nine month period required; and the Town Council agree with the planning officer's concerns regarding the loss of business space within the primary shopping area

Proposed by Councillor Ms Fox
Seconded by Councillor Godolphin

On a vote being taken the matter was approved by a majority.

P.4373.3 RESOLVED: that Camborne Town Council respond to Cornwall Council that it had no objection to Planning Application 20/164 (PA20/08855)

Proposed by Councillor Ms Fox
Seconded by Councillor Godolphin

On a vote being taken the matter was approved unanimously.

The Chairman at this point addressed planning application 20/152 (PA20/08808) as Councillor Collins had resolved his technical problems.

P.4372.3 RESOLVED: that Camborne Town Council respond to Cornwall Council that it recommends refusal of Planning Application 20/152 (PA20/08808), as it is constrained given the size and form of the plot, sandwiched between the hosts dwelling number 39 and the backs of the semi-detached properties running along Tremayne Park, and would be overdevelopment

Proposed by Councillor Collins
Seconded by Councillor Herd

On a vote being taken the matter was approved unanimously.

P.4374 TO RECEIVE A REPORT ON PLANNING APPLICATIONS REVIEWED BY THE PLANNING COMMITTEE FOLLOWING ADDITIONAL INFORMATION RECEIVED FROM CORNWALL COUNCIL PLANNING OFFICERS IN ACCORDANCE WITH P.4113.2

Cornwall Council requested that the Town Council re-visit their decision on 20/087 (PA20/04021) 22 The Glebe, Camborne, 'Proposed rear garage together with formation of new parking space in front garden, with new access over grass verge'. The Meeting Clerk informed members that on receipt of the additional information received, the unanimous decision of Councillor's responses received was to submit 'Option 1' Agreeing with the Planning Officer's recommendation.

P.4374.2 RESOLVED: that a report on planning applications reviewed by the Planning Committee following additional information received from Cornwall Council Planning Officers in accordance with P.4113.2, was received

Proposed by Councillor Godolphin
Seconded by Councillor Ms Fox

P.4375 TO RECEIVE PLANNING APPLICATIONS FROM CORNWALL COUNCIL FOR WORKS WHICH CORNWALL COUNCIL WILL DECIDE UNDER DELEGATED AUTHORITY AND AGREE ANY COMMENTS IN ACCORDANCE WITH P.3365.2

The Meeting Clerk informed members that Cornwall Council were not open to receiving comments on these notification as they were to be decided under their delegated authority. The Chairman informed members that the tree had already been felled, and felt that the Town Council **should** respond to the notification, with their disappointment that this tree had been felled as they felt that there were other forms of management that could have been implemented.

P.4375.2 RESOLVED: that the Town Council respond to the notification received, to fell a Sycamore tree in a conservation area, at 31 Roskear, Camborne; that the Town Council found it regrettable that the tree had been felled as they felt that there were other forms of management that could have been implemented

Proposed by Councillor Ms Fox
Seconded by Councillor Collins

On a vote being taken the matter was approved unanimously.

P.4376 TO RECEIVE NOTIFICATION OF PLANNING APPLICATIONS TO BE DECIDED BY CORNWALL COUNCIL PLANNING COMMITTEE

There were no such applications.

P.4377 TO RECEIVE AN APPEAL DECISION NOTICE FOR PA19/05168, 60 WELLINGTON ROAD, CAMBORNE

P.4377.2 RESOLVED: that an Appeal Decision Notice for PA19/05168, 60 Wellington Road, Camborne, was received and noted

Proposed by Councillor Ms Fox
Seconded by Councillor Godolphin

On a vote being taken the matter was approved unanimously.

P.4378 TO RECEIVE AND NOTE THE TOWN COUNCIL'S COMMENTS SUBMITTED FOR PART 2 OF THE CONSULTATION DOCUMENT, ON CHANGES TO PLANNING POLICY AND REGULATIONS

Councillors Collins and Mrs Dalley commended the Chairman on the very comprehensive response that she had compiled, with Councillor Weedon's input.

P.4378.2

RESOLVED: that Town Council's comments submitted for Part 2 of the consultation document, on changes to Planning Policy and Regulations, were received and noted

Proposed by Councillor Ms Fox
Seconded by Councillor Godolphin

On a vote being taken the matter was approved unanimously.

P.4379

TO RECEIVE THE 'COUNTY WILDLIFE SITE CRITERIA FOR CORNWALL' DOCUMENT

The Chairman informed members that communication with The Cornwall Wildlife Trust was ongoing, and that she was waiting for a response regarding a representative speaking at a future meeting. The document guided on the best way to achieve a registered Designation.

P.4378.2

RESOLVED: that the 'County Wildlife Site Criteria for Cornwall' document, was received

Proposed by Councillor Godolphin
Seconded by Councillor Ms Fox

On a vote being taken the matter was approved unanimously.

There being no further business the Chairman closed the meeting at 7.20pm.

APPENDIX 1

TC Number: **20/150**
CC Number: PA20/08803
Development: Non-material amendment to change roof material on dwelling from zinc to copper, change of cladding material around entrance door from zinc to copper, addition of two number 900mm x 700mm rooflights to dwelling roof, previous application PA19/05805.
Location: Higher Carwynnen, Carwynnen, Camborne, TR14 9LR
Comment Submission Date: 04.11.20
Comm Decision: No objection.

TC Number: **20/153**
CC Number: PA20/08127
Development: Conversion of ground floor shop and three-storey house in multiple occupation, into ground floor shop, dwelling and maisonette with associated works including replacement rear dormer with velux window.
Location: 3 Cross Street, Camborne TR14 8ER
Grid Ref: 164783/39846

Comment Submission Date: 04.11.20

Comm Decision: No objection.

TC Number: **20/155**
CC Number: PA20/09061
Development: Sycamore (T1) – Pollard to 9m height from 14m.
Location: 26 Pentalek Road, Camborne, TR14 7RQ
Grid Ref: 164972/39380
Comment Submission Date: 04.11.20
Comm Decision: No objection.

TC Number: **20/156**
CC Number: PA20/08705
Development: Non-material amendment in relation to decision notice
PA20/03884
Location: Dorchester Court, North Roskear Road, Tuckingmill, Camborne, TR14 8PU
Comment Submission Date: 04.11.20
Comm Decision: No objection.

TC Number: **20/157**
CC Number: PA20/08086
Development: Works to trees covered by a tree preservation order, namely 2
trees situated in garden of 5 Lowenac Gardens -1 Sycamore and
the other unknown, which require topping out.
Location: Polwithan, 5 Lowenac Gardens, Camborne
Grid Ref: 164504/39840
Comment Submission Date: 04.11.20
Comm Decision: No objection.

TC Number: **20/159**
CC Number: PA20/09160
Development: Non-Material Amendment to PA20/00790 proposal to change
single parking space to a double.
Location: 41 Trecarrack Road, Pengegon, Camborne
Comment Submission Date: 04.11.20
Comm Decision: No objection.

APPENDIX 2

TC Number: **20/151**
CC Number: PA20/08152
Development: Proposed alteration and extension with balcony. Erection of new
double garage.
Location: 22 South Terrace, Camborne, TR14 8ST
Sent To: Councillor Mrs V Kelynack
Comment Submission Date: 04.11.20
Comm Decision: No objection.

TC Number: **20/152**
CC Number: PA20/08808
Development: Application for extension of existing dwelling and erection of
additional dwelling.
Location: 39 Lower Pengegon, Pengegon, Camborne

Grid Ref: 165880/39992
Sent To: Councillor J P Collins
Comment Submission Date: 04.11.20
Comm Decision:

TC Number: **20/154**
CC Number: PA20/08560
Development: To convert the existing building into a takeaway, and 1 bedroom flat on the ground floor, and 2 bedroom flat on the first and second floors.
Location: Calderwood Consultants Ltd, 8 Trelowarren Street, Camborne
Grid Ref: 164768/40103
Comment Submission Date: 04.11.20
Comm Decision: No objection.

TC Number: **20/158**
CC Number: PA20/08132
Development: Change of use and conversion of existing outbuilding to self-contained annex/holiday let and self-contained home office/studio.
Location: 44 Mill Road, Penponds, Camborne, TR14 0QH
Grid Ref: 163209/38743
Sent To: Councillor J Morgan
Comment Submission Date: 04.11.20
Comm Decision: No objection subject to a condition being applied, tying the application to the main dwelling.

TC Number: **20/160**
CC Number: PA20/08868
Development: Construction of a ground floor single-storey extension and proposed first floor extension over garage including a balcony.
Location: Spring Cottage, 36 Mill Road, Penponds, TR14 0QH
Grid Ref: 163388/39025
Sent To: Councillor Ms Fox
Comment Submission Date: 04.11.20
Comm Decision: No objection.

TC Number: **20/161**
CC Number: PA20/08787
Development: First floor extension above existing garage. Existing garage door to be replaced with a window. Construction of a double garage with two sky light windows.
Location: 28 Meadow Drive, Camborne, TR14 7JB
Grid Ref: 164069/40721
Sent To: Councillor J Herd
Comment Submission Date: 04.11.20
Comm Decision: No objection.

Agenda item 11

TC Number: **20/163**
CC Number: PA20/07001
Development: Conversion of existing shop into one self-contained studio apartment.
Location: 40A Cross Street, Camborne, TR14 8EY

Comment Submission Date: 04.11.20

Comm Decision: Camborne Town Council objected to this application, as there was no evidence provided of the property having been marketed as a business for the nine month period required; and the Town Council agree with the planning officer's concerns regarding the loss of business space within the primary shopping area.

TC Number: **20/164**

CC Number: PA20/08855

Development: Re-lining of lead central valley and parapet gutters with associated slating and high-level repairs.

Location: The Grange, Rectory Road, Camborne, TR14 7DA

Grid Ref: 164410/39947

Comm Decision: No objection.

Agenda item 13

TC Number: **20/162**

CC Number: PA20/09285

Development: Fell Sycamore in a conservation area.

Location: 31 Roskear, Camborne, TR14 8DG

Comment Submission Date: 04.11.20

SIGNED BY THE CHAIRMAN.....

DATE