

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 4th May 2021 at 6.30 pm

PRESENT:

Councillor Ms Fox **Chairman**
Councillor C Godolphin **Vice Chairman**
Councillor J P Collins
Councillor L McDonald
Councillor Mrs S Weedon

IN ATTENDANCE:

Melanie Negus, Finance and Administration Assistant.

The Chairman explained the safety procedures to all present.

P.4458 TO RECEIVE APOLOGIES FOR NON-ATTENDANCE

P.4458.2 RESOLVED: that the apologies from Councillors Herd, Morgan and Wilkins for non-attendance of the meeting of the Planning and Development Committee held on the 4th May 2021 were received

Proposed by Councillor Ms Fox
Seconded by Councillor Mrs Weedon

On a vote being taken the matter was approved unanimously.

There were no apologies received from Councillors V Kelynack and L Lemon.

P.4459 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

Councillor Ms Fox declared an interest in Planning Application 21/055 (PA21/06565) as she had an interest in land adjacent to the application site.

P.4460 TO APPROVE WRITTEN REQUEST(S) FOR DISPENSATIONS

There were no dispensation requests.

P.4461 CHAIRMAN'S ANNOUNCEMENTS

There were no Chairman's announcements.

P.4462 TO RECEIVE AND APPROVE THE MINUTES OF THE MEETING OF THIS COMMITTEE HELD ON THE 6TH APRIL 2021 AND THE CHAIRMAN TO SIGN THEM

The planning committee decisions on pages 3445, 3446, and 3447 were omitted.

P.4462.2 RESOLVED: that the Minutes of the meeting of the Planning and Development Committee held on the 6th April 2021 with amendments to pages 3445, 3446, and 3447, entry of the planning decisions, were received, approved for signing by the Chairman

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.4463 MATTERS ARISING FROM THE MINUTES, FOR INFORMATION ONLY, WHERE NOT INCLUDED BELOW

There were no matters arising.

P.4464 TO CONSIDER APPENDIX 1 PLANNING APPLICATIONS RECEIVED FROM CORNWALL COUNCIL AND DEALT WITH UNDER THE DELEGATED PROCEDURE IN ACCORDANCE WITH MINUTE P.3280.3

The Committee considered the recommendations of the Chairman and Vice Chairman for Appendix 1 applications and it was duly proposed and seconded that Cornwall Council be advised accordingly.

P.4464.2 **RESOLVED: that Camborne Town Council responds to Cornwall Council that it has no objection to Planning Applications 21/049 (PA21/02736), 21/051 (PA21/02634), 21/053 (PA21/02849), 21/054 (PA21/02881), 21/056 (PA21/02276), 21/057 (PA21/03217), 21/061 (PA21/03024), and 21/064 (PA21/04380)**

Proposed by Councillor Ms Fox
Seconded by Councillor Godolphin

On a vote being taken the matter was approved unanimously.

P.4465 **PUBLIC PARTICIPATION (SUBJECT TO STANDING ORDER 90 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

The Chairman brought forward planning application 19/ (PA19/) as there was a member of the public present wishing to speak on it.

P.4465.2 **RESOLVED: that Camborne Town Council respond to Cornwall Council that it recommends refusal of planning application 21/048 (PA21/01661), Camborne Town Council agrees with the WHS concerns, and that an impact assessment is needed before any decisions on this application can be made; and question the future of the architectural features of this Grade II listed building. Furthermore that a warehouse to be sited on the edge of a residential area would be unacceptable**

Proposed by Councillor Ms Fox
Seconded by Councillor Mrs Weedon

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

The meeting Clerk informed members that there had been a change to Cornwall Council's time frame for submitting comments on applications for non-material amendments to fourteen days. This being the case 21/050 (PA21/03869) had already been determined by Cornwall Council.

P.4465.3 RESOLVED: that Camborne Town Council responds to Cornwall Council that it has no objection to Planning Application 21/052 (PA21/02741)

Proposed by Councillor McDonald
Seconded by Councillor Godolphin

On a vote being taken the matter was approved unanimously.

Having declared an interest in 21/055 (PA20/06565) Councillor Ms Fox was moved to the waiting room and Councillor Godolphin took the Chair.

P.4465.4 RESOLVED: that Camborne Town Council responds to Cornwall Council that it has no objection to Planning Application 21/055 (PA20/06565)

Proposed by Councillor Collins
Seconded by Councillor McDonald

On a vote being taken the matter was approved Unanimously.

Councillor Ms Fox was re-submitted to the meeting.

P.4465.5 RESOLVED: that Camborne Town Council responds to Cornwall Council that it has no objection to planning application 21/058 (PA19/03430); subject to the Tree Officer's approval

Proposed by Councillor Godolphin
Seconded by Councillor Collins

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

P.4465.6 RESOLVED: that Camborne Town Council responds to Cornwall Council that it has no objection to Planning Application 21/059 (PA21/03280)

Proposed by Councillor Ms fox
Seconded by Councillor Collins

On a vote being taken the matter was approved unanimously.

P.4465.7 RESOLVED: that Camborne Town Council responds to Cornwall Council that it has no objection to Planning Application 21/060 (PA21/03340), subject to the

implementation of the recommendations of the tree survey, and the implementation of the tree protection plan as submitted in draft

Proposed by Councillor Ms fox
Seconded by Councillor McDonald

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

P.4465.8

RESOLVED: that Camborne Town Council responds to Cornwall Council that it has no objection to Planning Application 21/062 (PA21/03031) in principle, but recommend relocating the substation building to one side or the other of the grass verge, to avoid the disruption of the visual amenity of the site

Proposed by Councillor Ms fox
Seconded by Councillor Collins

On a vote being taken the matter was approved unanimously.

P.4465.9

RESOLVED: that Camborne Town Council responds to Cornwall Council that it recommends refusal of Planning Application 21/063 (PA19/04586) as the site has high risk of subsidence, and draws to Cornwall Council's attention a recent major incident in of subsidence in the immediate vicinity of the site

Proposed by Councillor Collins
Seconded by Councillor Mrs Weedon

On a vote being taken the matter was approved unanimously.

P.4466

TO ADDRESS ADDITIONAL PLANNING APPLICATIONS RECEIVED AFTER AGENDA COMPILED

P.4466.2

RESOLVED: that Camborne Town Council responds to Cornwall Council that it has no objection to Planning Application 21/065 (PA21/02891)

Proposed by Councillor Godolphin
Seconded by Councillor Ms Fox

On a vote being taken the matter was approved unanimously.

P.4466.3 RESOLVED: that Camborne Town Council responds to Cornwall Council that it has no objection to Planning Application 21/066 (PA21/03648)

Proposed by Councillor Ms fox
Seconded by Councillor Collins

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

P.4466.4 RESOLVED: that Camborne Town Council responds to Cornwall Council that it has no objection to Planning Application 21/067 (PA21/03556)

Proposed by Councillor Godolphin
Seconded by Councillor Ms Fox

On a vote being taken the matter was approved unanimously.

P.4466.5 RESOLVED: that Camborne Town Council responds to Cornwall Council that it has no objection to Planning Application 21/068 (PA21/02786)

Proposed by Councillor Ms Fox
Seconded by Councillor Collins

On a vote being taken the matter was approved unanimously.

P.4467 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

TC Number: **21/023**
CC Number: PA21/00426
Development: Outline planning consent with all matters reserved for the demolition of two dwellings.
Location: Poltair Annex, Fore Street, Barripper, Camborne
Grid Ref: 163605/38477
Comment Submission Date: 03.02.21
Comm Decision: No objection; subject to a condition being applied to preserve the hedgerow and mature trees which form part of the application site.

P.4467.2 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 Ms Fox
Seconded by Councillor McDonald

On a vote being taken the matter was approved unanimously.

P.4468 **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**

P.4468.2 **RESOLVED: that planning applications from Cornwall Council for works which Cornwall Council will decide under delegated authority were received**

Proposed by Councillor Ms Fox
Seconded by Councillor Godolphin

On a vote being taken the matter was approved unanimously.

P.4469 **TO RECEIVE NOTIFICATION OF PLANNING APPLICATIONS TO BE DECIDED BY CORNWALL COUNCIL PLANNING COMMITTEE**

There were no such applications.

P.4470 **TO RECEIVE CORRESPONDENCE FROM COASTLINE HOUSING REGARDING SUGGESTED NAMING FOR FLATS AT THE HOLMAN ROCK DRILL DEPARTMENT BUILDING**

P.4470.2 **RESOLVED: that correspondence from Coastline housing regarding suggested naming for flats at the Holman Rock Drill Department Building, was received**

Proposed by Councillor Ms Fox
Seconded by Councillor McDonald

On a vote being taken the matter was approved unanimously.

P.4471 **TO RECEIVE APPEAL DECISION NOTICE, AND COSTS DECISION NOTICE FOR: PA19/02687, LAND OFF TREGENNA LANE, APPLICATION FOR 23 DWELLINGS**

P.4471.2 **RESOLVED: that an Appeal Decision Notice, and Costs Decision Notice for: PA19/02687, Land off Tregenna Lane, Application for 23 dwellings, were received**

Proposed by Councillor Godolphin
Seconded by Councillor Ms Fox

On a vote being taken the matter was approved unanimously.

P.4472 **TO RECEIVE AN APPEAL DECISION NOTIFICATION FOR PA20/04347, 75 TRELOWARREN STREET, CAMBORNE TR14 8AL, CONSTRUCTION OF GROUND FLOOR FLAT, UPPER FLOOR MAISONETTE AND ASSOCIATED LANDSCAPING**

P.4472.2 **RESOLVED: that an Appeal Decision Notification for PA20/04347, 75 Trelowarren Street, Camborne TR14 8AL, Construction of ground floor flat, upper floor maisonette and associated landscaping, was received**

Proposed by Councillor Ms Fox
Seconded by Councillor Collins

On a vote being taken the matter was approved unanimously.

P.4473 **TO RECEIVE APPEAL DECISION NOTIFICATION, AND COSTS DECISION NOTICE FOR: PA18/06111, LAND TO THE NORTH OF ROSEWORTHY HILL, CAMBORNE, DEVELOPMENT COMPRISING OF THREE A1 RETAIL (FOOD AND NON-FOOD) UNITS AND PETROL FILLING STATION (INCLUDING A1/A3 USES) ASSOCIATED PARKING. PA18/06112 COFFEE SHOP WITH DRIVE THRU AND ASSOCIATED PARKING**

P.4473.2 **RESOLVED: that Appeal Decision Notification, and Costs Decision Notice for: PA18/06111, Land to the North of Roseworthy Hill, Camborne, development comprising of three A1 retail (food and non-food) units and petrol filling station (including A1/A3 uses) associated parking. PA18/06112 Coffee Shop with drive thru and associated parking, were received**

Proposed by Councillor Godolphin
Seconded by Councillor Ms Fox

On a vote being taken the matter was approved unanimously.

P.4474 **TO RECEIVE THE PLANNING AND DEVELOPMENT INCOME AND EXPENDITURE BUDGET REPORT TO THE END OF MARCH 2021, REVIEW END OF YEAR BALANCES AND AGREE ACTION**

P.4474.2 **RESOLVED: that the Planning and Development Income and Expenditure Budget Report to the end of March 2021, was**

received, and that balances remaining at the end of the 2020/2021 financial year be moved to Earmarked Reserves

Proposed by Councillor Godolphin
Seconded by Councillor Ms Fox

On a vote being taken the matter was approved unanimously.

P.4475 TO RECEIVE CORRESPONDENCE FROM THE OPEN SPACES SOCIETY REGARDING THEIR "GRANT A GREEN APPEAL" AGREE ACTION AND EXPENDITURE

P.4475.2 RESOLVED: that correspondence from the Open Spaces Society regarding their "Grant a Green Appeal" was received, and the Town Council agreed to donate £100 to the Appeal; to be taken from cost code 5530 Consultation and Community budget

Proposed by Councillor Ms Fox
Seconded by Councillor McDonald

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

There being no further business the Chairman closed the meeting at 7.26 pm.

Appendix 1

TC Number: **21/049**
CC Number: PA21/02736
Development: Proposed conversion of large open plan ground floor garage to flat
Location: The Stables, 2C Carnarthen Street, Camborne TR14 8UW
Grid Ref: 165151/39874
Comment Submission Date: 05.05.21
Comm Decision: No objection.

TC Number: **21/051**
CC Number: PA21/02634
Development: Proposed Replacement of existing garage with enlarged garage.
Widening of the existing vehicle access with resurfacing of driveway and associated works.
Location: 6 Polgine Lane, Troon, Camborne, TR14 9DY
Grid Ref: 166297/38349
Comment Submission Date: 05.05.21
Comm Decision: No objection.

TC Number: **21/053**
CC Number: PA21/02849

Development: Garage extension.
Location: 1 Westborne Road, Camborne, TR14 7JD
Grid Ref: 163994/40565
Comment Submission Date: 05.05.21
Comm Decision: No objection.

TC Number: **21/054**
CC Number: PA21/02881
Development: Ground floor side extension.
Location: 125 Dolcoath Road, Camborne, TR14 8RR
Grid Ref: 165966/40462
Comment Submission Date: 05.05.21
Comm Decision: No objection.

TC Number: **21/056**
CC Number: PA21/02276
Development: Change of use and extension of summerhouse, to form domestic annexe.
Location: The Old School House, 7 Pendarves Road, Camborne
Grid Ref: 164517/39567
Comment Submission Date: 05.05.21
Comm Decision: No objection.

TC Number: **21/057**
CC Number: PA21/03217
Development: Proposed ground floor extension.
Location: 4 St Meriadoc Road, Camborne, TR14 7HL
Grid Ref: 164494/40367
Comment Submission Date: 05.05.21
Comm Decision: No objection.

TC Number: **21/061**
CC Number: PA21/03024
Development: Alterations and extension to dwelling.
Location: 1 Boscarn Close, Barripper, Camborne
Grid Ref: 163544/38220
Comment Submission Date: 05.05.21
Comm Decision: No objection.

TC Number: **21/064**
CC Number: PA21/04380
Development: Proposed works to tree in Conservation Area: Felling of Leyland Cypress (neighbouring tree to our back garden (TR14 8BZ)).
Location: 24 East Charles Street, Camborne, TR14 8JF
Grid Ref: 165013/39820
Comment Submission Date: 05.05.21
Comm Decision: No objection.

APPENDIX 2

TC Number: **21/048**
CC Number: PA20/01661

Development: Change of use existing office to provide a shop, café, laundrette, retail warehouse on the ground floor, with bedsits and flats to the first floor and roof space
Location: Cornwall Council, The White House, 24 Basset Road, Camborne
Grid Ref: 164590/39829
Sent to: Councillor Ms Z Fox
Comment Submission Date: 05.05.21
Comm Decision:

TC Number: **21/050**
CC Number: PA21/03869
Development: Non-material amendment in respect of decision notice PA18/00875 to amend elevation treatment of finishes.
Location: Former 12 Rosewarne Road, Camborne, TR14 8BE
Sent to: Councillor Mrs S Weedon
Comment Submission Date: 05.05.21
Comm Decision: **Already determined by Cornwall Council.**

TC Number: **21/052**
CC Number: PA21/02741
Development: Proposed extensions.
Location: 48 Newton Road, Troon, Camborne
Grid Ref: 166015/38682
Sent to: Councillor L McDonald
Comment Submission Date: 05.05.21
Comm Decision: No objection.

TC Number: **21/055**
CC Number: PA20/06565
Development: New dwelling and change of use from agricultural to domestic curtilage.
Location: Stack View, Lower Condurrow, Condurrow, Camborne
Grid Ref: 166744/39151
Sent to: Councillor J P Collins
Comment Submission Date: 05.05.21
Comm Decision: No objection.

TC Number: **21/058**
CC Number: PA21/03430
Development: Proposed various tree works.
Location: The Lowenac Hotel, 34 Basset Road, Camborne, TR14 8SL
Grid Ref: 164581/39711
Sent to: Councillor C Godolphin
Comment Submission Date: 05.05.21
Comm Decision: No objection, subject to the approval of the Tree Officer.

TC Number: **21/059**
CC Number: PA21/03280
Development: Roof conversion, and construction of dormer window.
Location: 61 Weeth Road, Camborne, TR14 7HY
Grid Ref: 163995/40597
Sent to: Councillor Mrs V Kelynack
Comment Submission Date: 05.05.21
Comm Decision: No objection.

TC Number: **21/060**
CC Number: PA21/03340
Development: Full application for proposed extension to form a kitchen/dining room and self-contained annexe.
Location: Lowenac Garden House, Pendarves Road, Camborne
Grid Ref: 164500/39723
Sent to: Councillor J Morgan
Comment Submission Date: 05.05.21
Comm Decision: No objection subject to the the implementation of the recommendations of the tree survey, and the implementation of the tree protection plan as submitted in draft.

TC Number: **21/062**
CC Number: PA21/03031
Development: Proposed mains electrical substation building, associated with approved residential development.
Location: Housing Development Site off Tregenna Lane, opposite Junction of Crane Road and Rectory Road, Camborne
Grid Ref: 164143/39807
Sent to: Councillor Ms Z Fox
Comment Submission Date: 05.05.21
Comm Decision: No objection in principle, but recommend relocating the substation building to one side or the other of the grass verge, to avoid the disruption of the visual amenity of the site.

TC Number: **21/063**
CC Number: PA19/04586
Development: Erection of a dwelling in the back garden.
Location: 1 Bekelege Drive, Beacon, Camborne, TR14 7SN
Sent to: Councillor J P Collins
Comment Submission Date: 05.05.21
Comm Decision: Recommend refusal as the site has high risk of subsidence, and draw to Cornwall Council's attention a recent major incident of subsidence in the immediate vicinity of the site.

AGENDA ITEM 11

TC Number: **21/065**
CC Number: PA21/02891
Development: Construction of ground and first floor rear extension.
Location: 71 Enys Road, Camborne, TR14 8TW
Comment Submission Date: 05.05.21
Comm Decision: No objection.

TC Number: **21/066**
CC Number: PA21/003648
Development: Full application for proposed new dwelling.
Location: Land Rear of West Seton, Camborne
Comment Submission Date: 05.05.21
Comm Decision: No objection.

TC Number: **21/067**
CC Number: PA21/03556

Development: T1 Holm Oak – Crown lift by 3m due to excessive shading and proximity to neighbouring property.
Location: 37 Pendarves Road, Camborne, TR14 7QJ
Comment Submission Date: 05.05.21
Comm Decision: No objection.

TC Number: **21/068**
CC Number: PA21/02786
Development: Proposed single storey extension.
Location: The Workshop, Higher Penponds Road, Penponds, Camborne, TR14 0QG
Comment Submission Date: 05.05.21
Comm Decision: No objection.

SIGNED BY THE CHAIRMAN.....

DATE

