

**CAMBORNE TOWN COUNCIL
PLANNING & DEVELOPMENT COMMITTEE 10TH NOVEMBER 2015**

MINUTES of the meeting of the Planning & Development Committee of Camborne Town Council held in the Council Office, The Basset Centre, Basset Road, Camborne on Tuesday 10th November 2015 at 6.30 pm.

PRESENT Councillor J Collins Chairman
Councillor T Chalker Vice Chairman
Councillor D Atherfold
Councillor T Dalley
Councillor J Gillingham
Councillor C Godolphin
Councillor A Sanders
Councillor G Winter

In Attendance: Mrs B Pascoe Deputy Town Clerk; Miss Melanie Negus, Administrative Assistant, and seven members of the public.

The Chairman explained the safety procedures to all present.

P.3273 TO RECEIVE APOLOGIES FOR NON-ATTENDANCE

P.3273.2 RESOLVED: that the apologies from Councillor Mrs V Dalley for non-attendance of the meeting of the Planning and Development Committee held on 10th November 2015 were received

Proposed by Councillor Chalker
Seconded by Councillor Dalley

On a vote being taken the matter was approved unanimously.

P.3274 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 Godolphin declared an interest in planning application 15/160 as he was a Coastline Housing tenant.

P.3275 TO APPROVE WRITTEN REQUEST(S) FOR DISPENSATIONS

There were no dispensation requests.

P.3276 CHAIRMAN'S ANNOUNCEMENTS

The Chairman informed members of a correspondence received; a Road Traffic Closure Notice for the Christmas Lights Switch On event on the 21st November.

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P.3277 TO RECEIVE AND APPROVE THE MINUTES OF THE MEETING OF THIS COMMITTEE HELD ON THE 20TH OCTOBER 2015 AND THE CHAIRMAN TO SIGN THEM

P.3277.2 RESOLVED: that the minutes of the meeting of the Planning and Development Committee held on 20th October 2015 were received, approved and signed by the Chairman

Proposed by Councillor Chalker
Seconded by Councillor Godolphin

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

P.3278 MATTERS ARISING, FOR INFORMATION ONLY, WHERE NOT INCLUDED BELOW

There were no matters arising.

The Chairman took the next two agenda items together to allow public speaking as there were members of the public present wishing to speak.

P.3279 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). AND TO CONSIDER PLANNING APPLICATIONS RECEIVED BY THE CLERK

PLANNING APPLICATIONS

The Committee considered planning applications numbered 15/155 to 15/160 and it was duly proposed and seconded that Cornwall Council be advised accordingly.

The Chairman brought forward planning application 15/160 as there were members of the public wishing to speak on it.

Having declared an interest in planning application 15/160 Councillor Godolphin left the room.

A representative of Coastline Housing spoke in support of planning application 15/160.

Coastline had a Land Transformation Programme in place to utilise underused assets. The dwelling on the site had become vacant, allowing Coastline to section off the large garden of the dwelling for future development. The new residents of the property were happy with the reduction of the garden size. The proposed site was clear of contamination, and had provision for off street parking for two vehicles.

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A resident of a neighbouring property to the site spoke in objection to the development, her objections were;

- Impediment of access to her garage.
- Overshadowing of her property.
- Additional vehicles using the access lane would endanger children using the lane.

P.3279.2 RESOLVED: **to recommend that Cornwall Council refuses Planning Application 15/160; as the proposed development if permitted by virtue of its size, design and location to the front of the site would be out of character with properties in the surrounding area and an overdevelopment on a small site. In addition the proposed division of this garden site would be unbalanced**

Proposed by Councillor Chalker
Seconded by Councillor Sanders

On a vote being taken the matter was approved unanimously.

Councillor Godolphin re-entered the meeting.

Five members of the public left the meeting at 7pm.

P.3279.3 RESOLVED: **that Camborne Town Council responds to Cornwall Council that it has no objection to Planning Application 15/155**

Proposed by Councillor Godolphin
Seconded by Councillor Dalley

On a vote being taken the matter was approved unanimously.

P.3279.4 RESOLVED: **that Camborne Town Council responds to Cornwall Council that it has no objection to Planning Application 15/156; subject to all works being carried out in accordance with BS3998 2010 Tree Work**

Proposed by Councillor Collins
Seconded by Councillor Godolphin

On a vote being taken the matter was approved unanimously.

P.3279.5 RESOLVED: **that Camborne Town Council responds to Cornwall Council that it has no objection to Planning Application 15/157**

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Proposed by Councillor Godolphin
Seconded by Councillor Dalley

On a vote being taken the matter was approved unanimously.

- P.3279.6 RESOLVED:** **to recommend that Cornwall Council refuses Planning Application 15/158 as the proposed development if permitted would be wholly out of character with the area and the existing properties in the area. The site is within the Camborne and Redruth Mining District of the World Heritage Site and adjacent to a Grade II Listed engine house, and the development would have an adverse impact on the setting of the engine house and the existing terrace of miners cottages to the East**

Proposed by Councillor Collins
Seconded by Councillor Chalker

On a vote being taken the matter was approved unanimously.

No comments were required on planning application 15/159 as the application was for tree work in a conservation area.

The Chairman took Agenda items 10 and 11 together.

- P.3280 TO RECEIVE A DEMONSTRATION OF THE CORNWALL COUNCIL ON-LINE PLANNING REGISTER AND TO REVIEW PROCEDURES REGARDING PLANNING APPLICATIONS IN LIGHT OF THE CORNWALL COUNCIL CHANGE TO PAPERLESS PLANNING EARLY NEXT YEAR, AND AGREE ACTIONS AND RESPONSIBILITIES**

- P.3280.2 RESOLVED:** **that a demonstration by the Deputy Clerk of the Cornwall Council on-line Planning Register was received**

Proposed by Councillor Collins
Seconded by Councillor Godolphin

On a vote being taken the matter was approved unanimously.

Members reviewed procedures regarding planning applications in light of the Cornwall Council change to paperless planning and

- P.3280.3 RESOLVED:** **to adopt a two tier policy for the handling of planning applications received by the Town Council as consultees to the planning process. The**

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Chair and Vice Chair or in the absence of either of the aforementioned an experienced member of the planning committee being given delegated powers to make recommendations on appendix one applications, to be approved en bloc at the next meeting. Appendix two applications to be allocated to Councillors who will visit the site and report back to committee for a committee decision

Proposed by Councillor Chalker
Seconded by Councillor Dalley

On a vote being taken the matter was approved unanimously.

P.3280.4 RESOLVED:

to give the Chair and Vice Chair, or in the absence of either of the aforementioned an experienced member of the planning committee, delegated powers to review this Council's comments on planning applications to either confirm the original recommendation or change the recommendation, as a result of comments received from Cornwall Council Planning Officers; the delegated decisions to be received at the next meeting

Proposed by Councillor Chalker
Seconded by Councillor Dalley

On a vote being taken the matter was approved unanimously.

P.3280.5 RESOLVED:

that Camborne Town Council go paperless on planning applications from 1st December 2015

Proposed by Councillor Collins
Seconded by Councillor Chalker

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

P.3282 TO RECEIVE AN INVITATION TO ATTEND THE CORNWALL COUNCIL PEER REVIEW FOCUS MEETING ON THURSDAY 19TH NOVEMBER 2015 AND APPOINT UP TO TWO REPRESENTATIVES

P.3282.2 RESOLVED:

that an invitation to attend the Cornwall Council Peer Review Focus meeting on Thursday 19th November 2015 was

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received and Councillor Chalker would attend representing Camborne Town Council, if available

Proposed by Councillor Collins
Seconded by Councillor Godolphin

On a vote being taken the matter was approved unanimously.

P.3283 TO RECEIVE THE CORNWALL COUNCIL CORRESPONDENCE REGARDING THE THI CONTRIBUTION OFFER FOR PROPERTIES IN TRELOWARREN STREET, CAMBORNE

P.3283.2 RESOLVED: that Cornwall Council correspondence regarding the THI contribution offer for properties in Trelowarren Street, was received

Proposed by Councillor Collins
Seconded by Councillor Godolphin

On a vote being taken the matter was approved unanimously.

P.3284 TO RECEIVE THE PLANNING INSPECTORATE APPEAL DECISION FOR PLANNING APPLICATION PA14/10811 THE OLD NURSERY, TRESWITHIAN DOWNS, CAMBORNE TR14 0BT

P.3284.2 RESOLVED: that the Planning Inspectorate Appeal Decision for planning application PA14/10811 The Old Nursery, Treswithian Downs, Camborne TR14 0BT was received

Proposed by Councillor Collins
Seconded by Councillor Winter

On a vote being taken the matter was approved unanimously.

There being no further business the Chairman closed the meeting at 7.28pm.

TC Number: **15/155**
CC Number: PA15/09333
Development: Extension.
Location: 54 Church View Road, Camborne, TR14 8RQ
Grid Ref: 165816/40782
Applicant: Lucy Galbraith
Sent To: Councillor C Godolphin
Date Considered: 10.11.15

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Com Decision: No Objection: Voting Unanimous.

TC Number: **15/156**
CC Number: PA15/09507
Development: Works to two Beech trees.
Location: Gladys Holman House, Holman Park, Camborne
Grid Ref: 164836/40412
Applicant: Mrs L Price
Sent To: Councillor J Collins
Date Considered: 10.11.15
Com Decision: No Objection subject to all works being carried out in accordance with BS3998 2010 Tree Work.

TC Number: **15/157**
CC Number: PA15/08594
Development: New dwelling.
Location: Land Rear of 24 Rosewarne Road, Camborne
Grid Ref: 164898/40297
Applicant: P & JD Property Developments Ltd
Sent To: Councillor Mrs Dalley
Date Considered: 10.11.15
Com Decision: No Objection: Voting Unanimous.

TC Number: **15/158**
CC Number: PA15/08591
Development: Construction of dwelling.
Location: Land Adj to number 1 Higher Condurrow, Condurrow, Cornwall
Grid Ref: 166202/39282
Applicant: Mrs Alison Coyle
Sent To: Councillor J Collins
Date Considered: 10.11.15
Com Decision: Refuse: If permitted the proposed development would be wholly out of character with area and the existing properties in that area. The site is within the Camborne and Redruth Mining District of the World Heritage Site and adjacent to a Grade II Listed engine house and the development would have an adverse impact on the setting of the engine house and the existing terrace of miners' cottages to the East.

TC Number: **15/159**
CC Number: PA15/09877
Development: Reduction of Oak and Felling of Beech.
Location: Roskear House, 35 Roskear, Camborne
Grid Ref: 165532/40676
Applicant: Mrs Helen Tidy Stonham
Sent To: Councillor T Dalley
Date Considered: 10.11.15
Com Decision: No Comments are required as this application is for tree work in a conservation area.

TC Number: **15/160**
CC Number: PA15/09833
Development: Construction of dwelling.
Location: Land Adj 19 Wellington Close, Camborne, TR14 7HE
Grid Ref: 164446/040167
Applicant: Ms Anna Sheppard, Coastline Housing
Sent To: Councillor T Chalker

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Date Considered: 10.11.15
Com Decision: Refuse: If permitted the proposed development by virtue of its size, design and location to the front of the site would be out of character with properties in the surrounding area and an overdevelopment on a small site. In addition the proposed division of this garden site would be unbalanced.

SIGNED BY THE CHAIRMAN.....

DATE

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