

**CAMBORNE TOWN COUNCIL  
PLANNING & DEVELOPMENT COMMITTEE 12<sup>TH</sup> JANUARY 2015**

MINUTES of the meeting of the Planning & Development Committee of Camborne Town Council held in the Cornwall Council One Stop Shop, Dolcoath Avenue, Camborne on Tuesday 12<sup>th</sup> January 2016 at 6.30 pm.

PRESENT Councillor J Collins Chairman  
Councillor D Atherfold  
Councillor T Dalley  
Councillor Mrs V Dalley until point mentioned  
Councillor J Gillingham  
Councillor C Godolphin

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

The Chairman explained the safety procedures to all present.

**P.3312 TO RECEIVE APOLOGIES FOR NON-ATTENDANCE**

**P.3312.2 RESOLVED: that the apologies from Councillors Chalker, Sanders and Winter for non-attendance of the meeting of the Planning and Development Committee held on 12<sup>th</sup> January 2015 were received**

Proposed by Councillor Mrs Dalley  
Seconded by Councillor Atherfold

On a vote being taken the matter was approved unanimously.

**P.3313 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.3314 TO APPROVE WRITTEN REQUEST(S) FOR DISPENSATIONS**

There were no dispensation requests.

**P.3315 CHAIRMAN'S ANNOUNCEMENTS**

There were no Chairman's announcements.

**P.3316 TO RECEIVE AND APPROVE THE MINUTES OF THE MEETING OF THIS COMMITTEE HELD ON THE 22<sup>ND</sup> DECEMBER 2015 AND THE CHAIRMAN TO SIGN THEM**

**P.3316.2 RESOLVED: that the minutes of the meeting of the Planning and Development Committee held on 22nd December 2015 were**

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**received, approved and signed by the  
Chairman**

Proposed by Councillor Collins  
Seconded by Councillor Godolphin

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

**P.3317 MATTERS ARISING, FOR INFORMATION ONLY, WHERE NOT INCLUDED BELOW**

There were no matters arising.

**P.3318 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.

**P.3318.2 RESOLVED: that Camborne Town Council responds to Cornwall Council that it has no objection to Planning Applications 16/001, 16/004, 16/006 and 16/007**

Proposed by Councillor Collins  
Seconded by Councillor Godolphin

On a vote being taken the matter was approved unanimously.

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

**P.3319 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**

**TO CONSIDER APPENDIX 2 PLANNING APPLICATIONS RECEIVED FROM CORNWALL COUNCIL**

The Committee considered Appendix 2 planning applications received from Cornwall Council and it was duly;

**P.3319.2 RESOLVED: that Camborne Town Council responds to Cornwall Council that it has no objection to Planning Application 16/002**

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Proposed by Councillor Collins  
Seconded by Councillor Mrs Dalley

On a vote being taken the matter was approved unanimously.

Two members of the public left the meeting.

- P.3319.3 RESOLVED: to recommend that Cornwall Council refuses Planning Application 16/03, PA15/09948 as the proposed development would result in an unacceptable overdevelopment of this site. As a consequence the increase in vehicles using the access to North Roskear Road would cause serious road safety issues to all road users on this very busy road which is narrowed to a single lane due to on-street parking on both sides of the road. The design is out of character with the existing cottages and does not enhance the aesthetics of this Conservation Area and World Heritage Site contrary to NPPF 58.4, 61, 132, and 133. In addition no HIA has been submitted with this application. There are also concerns that there is a lack of infrastructure in the area for this number of new homes. The proposed method for the disposal of surface water by way of a soakaway is also unacceptable as this disposal method would infiltrate the ground into the mine affecting the future potential for mining contrary to NPPF 142**

Proposed by Councillor Mrs Dalley  
Seconded by Councillor Atherfold

On a vote being taken the matter was approved unanimously.

Two members of the public left the meeting.

- P.3319.4 RESOLVED: that Camborne Town Council responds to Cornwall Council that it has no objection to Planning Application 16/005**

Proposed by Councillor Mrs Dalley  
Seconded by Councillor Dalley

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

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Councillor Godolphin did not vote as he knew the applicant.

- P.3319.5 RESOLVED: that Camborne Town Council responds to Cornwall Council that it has no objection to Planning Application 16/009**

Proposed by Councillor Mrs Dalley  
Seconded by Councillor Collins

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

Councillor Godolphin did not vote as he knew the applicant.

Councillor Mrs Dalley left the meeting at 7.25pm.

- P.3319.6 RESOLVED: that Camborne Town Council responds to Cornwall Council that it has no objection to Planning Application 16/008**

Proposed by Councillor Dalley  
Seconded by Councillor Atherfold

On a vote being taken the matter was approved unanimously.

- P.3320 TO RECEIVE A REPORT ON PLANNING APPLICATIONS REVIEWED BY THE CHAIRMAN AND VICE CHAIRMAN FOLLOWING ADDITIONAL INFORMATION RECEIVED FROM CORNWALL COUNCIL PLANNING OFFICERS IN ACCORDANCE WITH P.3280.4**

There were no applications that needed reviewing.

- P.3321 TO RECEIVE CORRESPONDENCE REGARDING THE CORNWALL COUNTRYWIDE CAR PARK SIGNING REVIEW AND AGREE ACTION (DEFERRED FROM 22<sup>ND</sup> DECEMBER 2015 P.3310.2)**

- P.3321.2 RESOLVED: that correspondence regarding the Cornwall Countrywide Car Park Signing Review (Deferred from 22<sup>nd</sup> December 2015 P.3310.2) was received**

Proposed by Councillor Collins  
Seconded by Councillor Godolphin

On a vote being taken the matter was approved unanimously.

- P.3322 TO CONSIDER THE ALLOCATION OF PLANNING & DEVELOPMENT 2015/2016 INCOME UNDER BUDGET HEAD 79 MISCELLANEOUS INCOME AND MAKE RECOMMENDATIONS TO THE FINANCE AND GENERAL PURPOSES COMMITTEE ACCORDINGLY**

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The Deputy Clerk informed members that Cornwall Council had given financial help to Town and Parish Councils for equipment needed for the transition to go paperless on planning applications. The amount received by the Town Council was £700; she asked members if they wanted the money to go to an ear-marked reserve for future use, to update projection equipment, or absorbed into the general fund. Members agreed that the funds should be placed in an earmarked reserve. It was agreed that the use of these funds should be an Agenda item for a decision at a later date.

- P.3322.2 RESOLVED: to recommend to the Finance and General Purposes Committee that the £700 in Planning and Development, 79 Miscellaneous Income budget be transferred to Earmarked Reserves**

Proposed by Councillor Godolphin  
Seconded by Councillor Collins

On a vote being taken the matter was approved unanimously.

- P.3323 TO RECEIVE THE DEPARTMENT FOR COMMUNITIES AND LOCAL GOVERNMENT CONSULTATION REGARDING PROPOSED CHANGES TO THE NATIONAL PLANNING POLICY AND AGREE ANY ACTION**

Councillor Collins had recently attended a Planning Partnership meeting regarding this subject; Sarah Mason of CALC informed members at the meeting that CALC would collate suggested changes for NPPF, for local Councils consideration. Members agreed to wait for the receipt of the CALC recommendations before agreeing responses to the consultation.

- P.3323.2 RESOLVED: that the Department for Communities and Local Government Consultation correspondence regarding proposed changes to the National Planning Policy was received and deferred for receipt of CALCs recommendations**

Proposed by Councillor Collins  
Seconded by Councillor Godolphin

On a vote being taken the matter was approved unanimously.

- P.3324 TO RECEIVE CORRESPONDENCE FROM SOUTH WEST WATER AND GEORGE EUSTICE MP REGARDING RAW SEWAGE DISCHARGE AT GODREVY AND AGREE ANY ACTION (REFERRED FROM AMENITIES 10<sup>TH</sup> DECEMBER 2015 A.3623)**

- P.3324.2 RESOLVED: that correspondence from South West Water and George Eustice MP regarding raw sewage discharge at Godrevy (Referred from Amenities 10<sup>th</sup> December**

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**2015 A.3623) was received; and no  
action be taken**

Proposed by Councillor Godolphin  
Seconded by Councillor Collins

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

Councillor Atherfold asked that his name be recorded as voting against.

**P.3325 TO NOTE THE CORRESPONDENCE FROM COASTLINE HOUSING  
REGARDING THE FUTURE OF THE COASTLINE HOMELESS SERVICE**

Councillor Dalley had spoken to Louise Beard of Coastline Housing to suggest that they have a stand on Trevithick Day to inform the public of the new build; and of their intentions regarding the use of the old building.

**P.3325.2 RESOLVED: that correspondence from Coastline  
Housing regarding the future of the  
Coastline Homeless Service was noted**

Proposed by Councillor Collins  
Seconded by Councillor Dalley

On a vote being taken the matter was approved Majority.

Councillor Godolphin did not vote as he was a tenant of Coastline.

**P.3326 TO NOTE THE DEFINITIVE MAP MODIFICATION ORDER 2015 FOR  
THE ADDITION OF RESTRICTED BYWAY FROM ROAD U6036 TO  
BRIDLEWAY 62**

**P.3326.2 RESOLVED: that the Definitive Map Modification  
Order 2015 for the addition of restricted  
byway from road U6036 to Bridleway 62  
was noted**

Proposed by Councillor Collins  
Seconded by Councillor Gillingham

On a vote being taken the matter was approved unanimously.

**P.3327 TO NOTE THE TEMPORARY PROHIBITION OF TRAFFIC AT CHURCH  
VIEW ROAD CAMBORNE FROM 25<sup>TH</sup> JANUARY 2016 TO 29<sup>TH</sup> JANUARY  
2016 (0730 TO 1800 HOURS)**

**P.3327.2 RESOLVED: that the temporary prohibition of traffic  
at Church View Road Camborne from 25<sup>th</sup>  
January 2016 to 29<sup>th</sup> January 2016 (0730  
to 1800 hours) was noted**

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Proposed by Councillor Godolphin  
Seconded by Councillor Collins

On a vote being taken the matter was approved unanimously.

**P.3328 TO RECEIVE A LIST COMPILED BY THE DEPUTY CLERK OF THE  
CORNWALL COUNCIL PLANNING DECISIONS**

**P.3328.2 RESOLVED: that a list compiled by the Deputy Clerk  
of the Cornwall Council planning  
decisions was received**

Proposed by Councillor Collins  
Seconded by Councillor Godolphin

On a vote being taken the matter was approved unanimously.

Councillor Atherfold informed members that he had received letters, from a resident, and a representative of the developers regarding the proposed development at Tregenna Lane. He asked that this information be included in the minutes.

There being no further business the Chairman closed the meeting at 7.45pm.

## **APPENDIX 1**

TC Number: **16/01**  
CC Number: PA15/11576  
Development: Demolition of existing garage and erection of replacement domestic garage.  
Location: 18 Pendarves Road, Camborne, TR14 7QE  
Grid Ref: 164407/39616  
Applicant: Mr B Orchard  
Date Considered: 12.01.16  
Chair and Vice Chair recommendations:  
Com Decision: No Objection

TC Number: **16/04**  
CC Number: PA15/11287  
Development: First floor extension.  
Location: Tolcarne Farm, Tolcarne Road, Beacon, Camborne  
Grid Ref: 165544/38604  
Applicant: Mr & Mrs A Lawrence  
Date Considered: 12.01.16  
Chair and Vice Chair recommendations:  
Com Decision: No Objection

TC Number: **16/06**  
CC Number: PA15/11440  
Development: Minor alterations to north outer gate pier and wall at Boteto Lodge, to improve sightliness to the highway for safety reasons.  
Location: Boteto Lodge, Pendarves, Camborne

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Grid Ref: 164066/37691  
Applicant: Mr J Baker  
Date Considered: 12.01.16  
Chair and Vice Chair recommendations:  
Com Decision: No Objection

TC Number: **16/07**  
CC Number: PA15/11441  
Development: Listed building consent for minor alterations to north outer gate pier and wall at Boteto Lodge, to improve sightlines to the highway for safety reasons.  
Location: Boteto Lodge, Pendarves, Camborne  
Grid Ref: 164066/37691  
Applicant: Mr J Baker  
Date Considered: 12.01.16  
Chair and Vice Chair recommendations:  
Com Decision: No Objection

## **APPENDIX 2**

TC Number: **16/02**  
CC Number: PA15/11307  
Development: Construction of dwelling - amended design.  
Location: 1 Lowenac Gardens, Camborne TR14 7EX  
Grid Ref: 164444/39710  
Applicant: Mr & Mrs R Seymour  
Sent To: Councillor D Atherfold  
Date Considered: 12.01.16  
Com Decision: No Objection

TC Number: **16/03**  
CC Number: PA15/09948  
Development: Proposed residential development of 63 houses (affordable and open market).  
Location: Land adjacent North Roskear and South Roskear Terrace, Camborne  
Grid Ref: 165599/40956  
Applicant: Brownfield Investments Ltd, and Pendarves Mineral Trust  
Sent To: Councillor J P Collins  
Date Considered: 12.01.16  
Com Decision: Refuse: Camborne Town Council recommend that Cornwall Council refuses planning application PA15/09948 as the proposed development would result in an unacceptable overdevelopment of this site. As a consequence the increase in vehicles using the access to North Roskear Road would cause serious road safety issues to all road users on this very busy road which is narrowed to a single lane due to on-street parking on both sides of the road. The design is out of character with the existing cottages and does not enhance the aesthetics of this Conservation Area and World Heritage Site contrary to NPPF 58.4, 61, 132, and 133. In addition no HIA has been submitted with this application. There are also concerns that there is a lack of infrastructure in the area for this number of new homes. The proposed method for the disposal of surface water by way of a soakaway is also unacceptable as this disposal method would infiltrate the ground into the mine affecting the future potential for mining contrary to NPPF 142.



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TC Number: **16/05**  
CC Number: PA15/11612  
Development: Application for removal of a condition 4 in respect of decision notice PA11/04903 - Erection of a building for the storage of classic tractors and agricultural machinery ancillary to existing dwellinghouse.  
Location: 2 Carn View, Treswithian Downs, Camborne  
Grid Ref: 162816/40967  
Applicant: Mr Stephen Tregoning  
Sent To: Councillor T Dalley  
Date Considered: 12.01.16  
Com Decision: No Objection

TC Number: **16/08**  
CC Number: PA15/09174  
Development: Two storey extension.  
Location: 40 Tolcarne Street ,Camborne  
Grid Ref: 164878/39975  
Applicant: Mr P Pearce  
Sent To: Councillor Mrs V Dalley  
Date Considered: 12.01.16  
Com Decision: No Objection

TC Number: **16/09**  
CC Number: PA15/11767  
Development: Conversion of redundant building to 5 flats (regularisation).  
Location: 39 Stray Park Road, Camborne, TR14 8UN  
Grid Ref: 165065/39832  
Applicant: Mr B Davis  
Sent To: Councillor C Godolphin  
Date Considered: 12.01.16  
Com Decision: No Objection

SIGNED BY THE CHAIRMAN.....

DATE .....

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