



**St MINVER LOWLANDS PARISH COUNCIL**  
**MINUTES OF THE PLANNING MEETING**  
**HELD IN THE COUNCIL CHAMBER, ROCK METHODIST CHAPEL**  
**ON MONDAY, 18<sup>th</sup> OCTOBER 2010 @ 7.30pm**

Present: Cllr. Mrs Mould (Chairman)      Cllr. Blewett      Cllr. Gisbourne (PC/CC)  
 Cllr. Taper      Cllr. Mrs Webb      Mrs Thompson (Clerk)

Minute	AGENDA ITEMS	Action
	<u>Chairman's Welcome and Public Forum</u> – the Chairman welcomed those present.	
PL75/2010	<u>Apologies for Absence</u> – Cllrs. Gibson (private engagement), Gilbert (leave), Morgan (ill health), Rathbone (leave), Strong (prior appointment).	
PL76/2010	<u>Members' Declarations:</u> a. <i>Declarations of Interest, in Accordance with the Agenda</i> – none b. <i>Declarations of Gifts over £25</i> – none	
PL77/2010	<u>Planning Applications Received</u> – a. <i>PA10/05942, Malindi, Polzeath</i> – retrospective application for the construction of decked area. <b>OBJECT</b> , Members have concerns that this impacts on and overlooks neighbouring properties and because this is a very small enclosed development, this application would be out of keeping. b. <i>PA10/05846, 19 St Moritz Villas, Trebetherick</i> – alterations to dwelling to include steel flue wood burner, removal of balcony and replace with larger balcony and enlarge timber frame window at the rear and enlarge roof windows and install new roof light together with solar panels to the front of the property. <b>NO OBJECTION.</b>	
PL78/2010	<u>Other Planning Matters</u> – a. <i>Exception Sites</i> – Minute PL70a/2010 refers. Members considered the list of possible sites for affordable housing, with a view to requesting sites they deem unsuitable be removed from the list. <ul style="list-style-type: none"> <li>• <u>Land adjacent to Penmayne Villas / Dingles Way</u> – The Community Land Trust Phase 1 &amp; 2 site.</li> <li>• <u>Bandroom Site</u> – approximately 0.75 hectares.</li> <li>• <u>Cantillion Close</u> – Second Phase refused on appeal due to insufficient numbers of properties for rent.</li> <li>• <u>Land at former Broad Park Saw Mills</u> – small site for approx four dwellings refused in 2005. Members request that this is removed from CC's list.</li> </ul>	Clerk

	<ul style="list-style-type: none"> <li>• <u>Land adjacent to Carousel / Pityme Park</u> – the Sanctuary Application Site. Members request that this is removed from CC's list.</li> <li>• <u>Field Opposite Rosemayne, nr. Croftlands</u> – outline planning permission exists for part of this site</li> </ul> <p>A further possible site has been identified:</p> <ul style="list-style-type: none"> <li>• <u>Penmayne Villas</u> – Cllr. Gisbourne will speak to the Cabinet Minister, regarding possible redevelopment of this site. Members request that CC give consideration to adding this site to their list.</li> </ul> <p>b. <i>Affordable Housing Development Plan</i> – Minute 126o/2010 refers. Members to consider if they wish to make any formal comments (copy previously circulated to all Members via email). Members were advised the most relevant pages are 29, 32, 35, 36, 38, 40, 43, 45, 47 and 50. Cllr. Gisbourne was asked to clarify what is meant by the "intermediate" housing in section 6.2. For further discussion.</p> <p>c. <i>Parish Plan</i> – an email from the Chairman of the Parish Plan (PP) Group was brought to the attention of the Meeting. Whilst Members agree that the PP should be borne in mind when commenting on planning applications, they feel it is unhelpful to forward comments to the Planning Officer, without first speaking to the Parish Council to ascertain all the background facts. It is felt that this was an unfortunate application for him to have made comment on. The Clerk to write to Mr Short.</p>	<p>Clerk</p> <p>Cllr. Gisbourne / Clerk</p> <p>Cllr. Gisbourne</p> <p>Clerk</p>
<p><b>PL79/2010</b></p>	<p><u>Planning Applications Approved by CC</u> –</p> <ol style="list-style-type: none"> <li>a. <i>E1/2010/00657, St Gwendron, Rock Road, Rock</i> – installation of air source heat pump in front garden area.</li> <li>b. <i>PA10/03574, 2 The Anchorage, Slipway, Rock</i> – proposed extensions and remodelling to existing dwelling.</li> <li>c. <i>PA10/03849, 4 Ham Field, Trebetherick</i> – extension to existing dwelling.</li> <li>d. <i>PA10/03877, Penworthy, Rock Road, Rock</i> – single storey flat roofed extension to replace garage and utility with new wing containing 1 no. bedrooms and bathrooms.</li> <li>e. <i>PA10/03929, Undertown, Daymer Lane, Trebetherick</i> – application for LBC for the installation of photovoltaic solar panels on the rear of the garage.</li> <li>f. <i>PA10/03955, Hr. Penmayne, Dingles Way, Rock</i> – change of use of one of three fields from touring caravan site (30 pitches) to a site with 10 (pitches) caravan holiday homes.</li> <li>g. <i>PA10/04003, Winterbourne Cottage, Lower Greenbanks, Rock</i> – single storey rear extension.</li> <li>h. <i>PA10/04048, Ferry Point, Rock</i> – extension on first floor level of dining room.</li> <li>i. <i>PA10/04054, Upalong, Dunders Hill, Polzeath</i> – proposed extension.</li> <li>j. <i>PA10/04356, St Minver School</i> – retention to day nursery together with access and play areas (following expiry of temporary planning permission no.2005/01502).</li> <li>k. <i>PA10/04427, Broadagogue, Trebetherick</i> – ground floor extension.</li> <li>l. <i>PA10/04531, 8 Brea Road, Rock</i> – single storey extensions to front and rear of dwelling.</li> </ol>	

PL80/2010	<p><u>Information Only/Future Agenda Items –</u></p> <p>a. <i>St Minver Joint Meeting</i> – the Clerk reported Highlands have agreed to the meeting being held on 3<sup>rd</sup> November, 7.30pm in the Council Chamber, Rock. She circulated a draft agenda and a number of additional items were added. She gave her apologies, due to a family celebration she will be unable to, but has arranged that Mrs Helen Hyland takes the notes of the discussion. Cllr. Blewett also gave his apologies, he will be on leave.</p> <p>b. <i>Salt/Grit Spreading</i> – Cllr. Blewett to ascertain the cost of hiring a private firm to grit the roads and/or purchase a supply of grit. The Clerk to check with Highways what the implications of this would be.</p> <p>c. <i>Christmas Reception</i> – 6<sup>th</sup> December 2010, to be held at the home of the Chairman. The Meeting to commence at 7pm and the agenda to be kept to the minimum.</p> <p>d. <i>Camelford Sports Centre</i> – Ms Susan Theobald, St Teath PC has emailed on behalf of Mr Jonathan Holt, Chair, Camelford Town Forum to advise that CC has withdrawn its financial support for the Centre from the end of the financial year. The staff has been informed and it is believed, have been given their redundancy letters. This has apparently been done without any consultation or even with the knowledge of County Members. County Cllr. Gisbourne said there is a consultation document out, but no decision has been made as yet.</p> <p>e. <i>Pinewood Development, Polzeath</i> – the Clerk to enquire if planning permission is required for the large advertising board, recently erected.</p> <p>f. <i>PA10/05802, Stepper Cottage, The Close, Worthy Hill, Trebetherick</i> – the Clerk circulated a letter, opposing the application, from the Campaign to Protect Rural England.</p> <p>g. <i>Dingles Way / Penmayne</i> – a resident advises that the trees on the right-hand side to the entrance to Dingles Way, on the grass verge, appear to be diseased. The Clerk to report the matter.</p> <p>h. <i>Traffic Warden</i> – Cllr. Gisbourne was asked to investigate the possibility of the Council “hiring” the services of a Traffic Warden during the summer season.</p> <p>i. <i>St Moritz Development</i> – Members have been invited to visit the complex. Cllr. Taper will make the arrangements for Thursday, 28<sup>th</sup> October 2010 at 5pm.</p>	<p>Cllr. Blewett / Clerk</p> <p>Clerk</p> <p>Clerk</p> <p>Clerk</p> <p>Clerk</p> <p>Cllr. Gisbourne</p> <p>Cllr. Taper</p>
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Signature: ..... (Cllr. Mrs Carol Mould)  
Chairman

Date: 1<sup>st</sup> November 2010