



**St MINVER LOWLANDS PARISH COUNCIL**  
**MINUTES OF THE PLANNING MEETING**  
**HELD IN THE COUNCIL CHAMBER, ROCK METHODIST CHURCH**  
**ON MONDAY, 17<sup>th</sup> SEPTEMBER 2012 @ 7.30pm**

Present: Cllr. Mrs Mould (Chairman)                      Cllr. Blewett                      Cllr. Miss Gilbert  
 Cllr. Gisbourne (PC/CC)                      Cllr. Rathbone                      Mrs Thompson (Clerk)

Minute	AGENDA ITEMS	Action
	<u>Chairman's Welcome and Public Forum</u> – the Chairman welcomed those present.	
<b>PL55/2012</b>	<u>Apologies for Absence</u> – Cllrs. Morgan, Strong, Taper and Webb (all on leave) and Cllr. Gibson (personal commitment).	
<b>PL56/2012</b>	<u>Members' Declarations</u> – a. <i>Pecuniary/Registerable Declarations of Interests</i> – none. b. <i>Non-Pecuniary/Disclosable Interests</i> – none c. <i>Declaration of Gifts</i> – Members must not accept any gift or hospitality with a value in excess of fifty pounds.	
<b>PL57/2012</b>	<u>Planning Applications Received</u> – a. <i>PA 12/05208, Pinewood Flats, Polzeath</i> – new wording: removal of unauthorised Armco barrier and replacement with new low level stone faced wall fronting highway and the retention of existing section of low level stone faced wall fronting highway. <b>SUPPORT</b> , this will be aesthetically more pleasing. b. <i>PA 12/08014, Bramble Hill and Silvermead, Green Lane, Rock</i> – consent to remove 10 Cupressus macrocapa trees (G26 of the Rock Preservation 2001) covered by Tree Preservation Order and replace with 10 Quercus Ilex. <b>NO OBJECTION</b> provided the Tree Officer has no objection. c. <i>PA 12/08109, St Enodoc Golf Club, Golf Course Hill, Rock</i> – proposed extension and refurbishment to bar and dining areas. The plans had not been received and were not available online.	Clerk
<b>PL58/2012</b>	<u>Other Planning Matters</u> – a. <i>PA 12/05208, Pinewood Development, Polzeath</i> – Minute 93c/2012 refers. A planning application to replace the crash barrier with a wall, has been received. See PL57a/2012 above. b. <i>Renegotiation of S.106 Planning Applications</i> – consultation document on: <a href="http://www.communities.gov.uk/publications/planningandbuilding/renegotiationobligationsconsult">http://www.communities.gov.uk/publications/planningandbuilding/renegotiationobligationsconsult</a> . There was a general discussion about the Community Infrastructure Levy (CIL). It was thought this would come into effect in 2013. c. <i>Tredrizzick Development</i> – Minute 107e/2012 refers. No formal confirmation had been received from Ms Angela Warrick that Sanctuary Housing will now 'walk away' from this proposed development.	

	<p>d. <i>Planning Friendly Link Officer</i> – Ms Samatha Hewitt has been appointed as the Planning Link Officer for St Minver Lowlands.</p> <p>e. <i>PA12/05879, Land North of Longhouse Lane, Rock</i> – Ms Julie Mitchell, Planning Officer advises she considers the visual impact of the proposal and the supporting information submitted by the agent and in her view there are insufficient grounds on which to refuse permission for the retention of the building and pond. Therefore her recommendation will be to approve. Members do not wish this to be determined under delegated powers. However, they would welcome a site meeting, as a possible alternative to going to CC's Planning Committee. Cllr. Mould to attend, if it goes to Committee.</p>	Clerk Cllr. Mould
<b>PL59/2012</b>	<p><u>Planning Applications Approved by CC –</u></p> <p>a. <i>PA12/02350, The Colt House, Trewint Lane</i> – replacement house on existing footprint.</p> <p>b. <i>PA12/04989, Porthilly Farmhouse, Porthilly Lane, Rock</i> – extension of agricultural building and construction of roof to cover yard.</p> <p>c. <i>PA12/05598, Porthilly Farm, Porthilly Lane, Rock</i> – construction of an agricultural building and creation of a new vehicular access.</p> <p>d. <i>PA12/05770, Highclere, Broad Park Close, St Minver</i> – construction of conservatory extension.</p> <p>e. <i>PA12/05934 &amp; PA12/05935, Rock Sailing Club, Rock</i> – external lift for disabled access to first floor.</p> <p>f. <i>PA12/05971, St Enodoc House, Rock</i> – construction of single storey extension with roof terrace over.</p> <p>g. <i>PA12/06052, Silvermead, Green Lane, Rock</i> – extensions to dwelling together with various refurbishments.</p> <p>h. <i>PA12/06593, Merryfield Cottage, Rock</i> – increase eaves height in order to improve first floor accommodation.</p> <p>i. <i>PA12/06636, Seaforth, Polzeath</i> – construction of balcony on North elevation.</p> <p>j. <i>PA12/06793, Three Farthings, Porthilly Lane, Rock</i> – single storey first floor extension to form orangery to rear of property.</p>	
<b>PL60/2012</b>	<p><u>Enforcement Matters –</u></p> <p>a. <i>Tremorvah, Rock Road, Rock</i> – Minute PL54c/2012 refers. There was no update from Ms Janet Cooper, CC, regarding the high wooden fence and whether or not it requires planning permission. The Clerk will pursue.</p>	Clerk
<b>PL61/2012</b>	<p><u>Information Only / Future Agenda Items –</u></p> <p>a. <i>Sharp's Brewery, Pityme</i> – Minute 114f/2012. It was agreed to suggest to the Brewery the site visit is held on Thursday, 11<sup>th</sup> October 2012 at 6pm.</p> <p>b. <i>North Cornwall Group of Councils</i> – this group has arranged for Mr Peter Rugg and Ms Caroline Carol to address their next meeting on the subject of <i>Sustainable Energy Action Plan for Cornwall</i>. Thursday, 20<sup>th</sup> September 2012, 7pm, The Dining Room, Shire House Suite, Bodmin.</p> <p>c. <i>Free Cavity Wall and Loft Insulation</i> – poster from Ms Debbie Morton, WREN circulated previously via email.</p>	Clerk

Signature: ..... (Cllr. Mrs Carol Mould)  
Chairman

Date: 1<sup>st</sup> October 2012