



St MINVER LOWLANDS PARISH COUNCIL
MINUTES OF THE PLANNING MEETING
HELD IN THE COUNCIL CHAMBER, ROCK METHODIST CHURCH
ON MONDAY, 16th JUNE 2014 @ 7.30pm

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

Minute	AGENDA ITEMS	Action
	<u>Chairman's Welcome and Public Forum</u> – the Chairman welcomed those present.	
PL36/2014	<u>Apologies for Absence</u> – Cllrs. Blewett, Morgan, Strong and Taper (all on leave) and Gilbert (ill health).	
PL37/2014	<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 were reminded they must declare any gift or hospitality with a value in excess of fifty pounds.	
PL38/2014	<u>Planning Applications Received</u> – Members to consider: a. <i>PA14/04275, Trevithick, Rock Road, Rock</i> – extension and general alterations. NO OBJECTION. b. <i>PA14/04307, Truscotts, Rock</i> – alterations to Truscotts (revised to withdrawn application PA14/02547). NO OBJECTION. c. <i>PA14/04395, Treteyln, Trewint Lane, Rock</i> – outline application for consent for a dwelling with some matters reserved. OBJECT on the grounds it is outside the 'old' development boundary and public consultation to date on the St Minver NDP indicates a wish to retain this boundary, which would leave this site outside.	Clerk Clerk Clerk
PL39/2014	<u>Other Planning Matters</u> – a. <i>PA13/08047, Trelawney House TPO</i> – Minute PL21b/29014 refers. Members were unsure if a replacement tree had been planted. NFA. b. <i>Community Infrastructure Levy Tests</i> – May Planning Meeting Closed Session refers. Document from Ms Dwelly, CC previously emailed. Deferred to the July Planning Meeting. c. <i>Turning Space</i> – Minute PL30a/2014 refers. Ms Sam Hewitt, CC advised there is no standard requirement, regarding whether a turning space is required on a new build. Each application is determined on its own merits depending on factors such as the type of development, number of traffic movements anticipated and what type of access/highway serves the site. d. <i>PA14/01961, Moonshadow (formerly Joskins), Trebetherick</i> – an appeal had been made against CC's 'Failed to Determine' decision to demolish existing single dwelling house and detached garage and the construction of a replacement single dwelling house (re-submission of application following withdrawal of PA13/11731). See PL41a/2014 below.	

<p>PL40/2014</p>	<p><u>Planning Applications Approved by CC</u> – information only.</p> <ul style="list-style-type: none"> a. <i>PA14/04094, Land adj. to Lowenva, Rock</i> – to fell 1 Macrocarpa pine and replace with 2 100cm Macrocarpa trees. b. <i>PA13/11729, Site between Westward House / Virginia Cottage, Rock Road, Rock</i> – construction of new dwelling house, garage and annexe. Alterations to scheme permitted (not constructed) Ref: 2006/02347 and PA12/01044. c. <i>PA14/00758, Tzitzikama, Rock</i> – provision of new vehicle access to dwelling off rear lane to northern plot boundary, with associated drive access up to existing parking area/garage. To southern boundary the inclusion of a new Cornish hedge. d. <i>PA14/01865, Camel’s Eye, Trebetherick</i> – amendment to planning approval PA13/09604 (demolition of existing building and construction of new dwelling) showing slightly increased footprint. e. <i>PA14/02318, Moeity Cross, Brea Road, Rock</i> – demolition of existing garage/ store and construction of ancillary accommodation for the use of guests to Moeity Cross which incorporates a garage/boat store. f. <i>PA14/02760, Out of the Wind Rock</i> – application for works to two trees subject to Tree Preservation Order namely removal of one large limb to one mature Cupressus Macrocarpa (T5) and removal of four branches to one mature Cupressus Macrocarpa tree (T6). 	
<p>PL41/2014</p>	<p><u>Planning Applications Refused by CC</u> – information only.</p> <ul style="list-style-type: none"> a. <i>PA13/11085, Land adj. to Lowenva, Rock</i> – erection of two dwellings with garages and associated works. 	
<p>PL42/2014</p>	<p><u>Planning Applications CC ‘Failed to Determine’</u> – information only.</p> <ul style="list-style-type: none"> a. <i>PA14/01961, Moonshadow (formerly Joskins), Trebetherick</i> – demolition of existing single dwelling house and detached garage and the construction of a replacement single dwelling house (re-submission of application following withdrawal of PA13/11731. See PL39f/2014 above. 	
<p>PL43/2014</p>	<p><u>Information Only / Future Agenda Items</u> –</p> <ul style="list-style-type: none"> a. <i>Footpaths</i> – a complaint had been received regarding the amount of growth on the paths from Trefresa Farm to Treverrow, which is impassable with undergrowth, as is the path from Treverrow to Sandy Lane. Another resident indicated that there is one path that has only been cut once in the last ten years or more, (by Cornwall County Council when they put the new stile in), i.e. the path from Trefresa towards Carlyon Farm. It was AGREED to ask the contractor to give the paths the second cut now and Members will advise if a third cut will be needed in August. b. <i>Housing Surgery</i> – CC are having difficulties identifying a venue with website access and the surgery provisionally booked for 19th / 20th June cannot go ahead. Cllr. Gilbert will establish if the Scout Hut will be available and if a WiFi link to the Pre-school is possible. c. <i>EN13/02558, Pinewood, Polzeath</i> – Minute 81b/2014 refers. A site visit to discuss the non-compliance with the planning condition (PA12/05208) to remove the barrier and replace it with a wall, has been arranged for 16th July 2014 at 3pm, followed by a meeting in the Council Chamber. Attendees will include County Cllrs. Penny and Hannaford, Messrs Phil Mason and Marshall Plummer (both from Planning) and Mr Rob Causton (Highways). Cllrs. Gisbourne, Mould and Webb will represent the PC. 	<p>Clerk</p> <p>Cllr. Gilbert</p>
<p>PL44/2014</p>	<p><u>Meeting Closed</u> – 8.15pm.</p>	

Signature: (Cllr. Mrs Carol Mould)
Chairman

Date: 7th July 2014