

DRAFT MINUTES

At a future meeting the council will consider the accuracy of these minutes so they may be subject to change. Please check the minutes of the next meeting to confirm whether or not they have been amended

Minutes of the Parish Council Planning Committee on Thursday 16th May 2019 at 7.00pm in the Village Hall, Tywardreath

Present: Cllr Hughes, Cllr Phillips, Cllr Rowse, Cllr Mrs C Wildish

In Attendance: The Parish Clerk, Sally Vincent

19/01 Election of Chairman

It was proposed by Cllr Wildish, seconded Cllr Phillips and RESOLVED that Cllr Hughes should serve as Chairman for 2019/2020

19/02 Apologies Cllr Mrs S Shroff

19/03 Declaration of Interests

- 1) Pecuniary – None
- 2) Non Registerable - None
- 3) Dispensations – None

19/04 Public Questions

None

19/05 Minutes of the meeting of 18th April 2019

Cllr Wildish proposed, Cllr Rowse seconded and it was RESOLVED that the minutes of the previous meeting be approved.

19/06 Matters arising on items not on the Agenda

18/88. 5-day protocol. PA19/00899, Demolition of existing outbuilding and replacement with a new larger outbuilding. Development of new garage built into garden space, covered with soil and vegetation. 8, Vicarage Road, Tywardreath. It was proposed by Cllr Hughes, seconded Cllr Phillips and RESOLVED that the Parish Council maintains its objection to this application. Although Vicarage Road is a minor road, it carries a significant volume of traffic, especially around school drop-off and pick-up times. It is also used by many pedestrians, particularly carers with buggies/toddlers as well as unaccompanied children going to and from school. There is already a conflict between pedestrians and vehicles in the road, especially in the vicinity of the application site. Permitting this application, without visibility splays of statutory proportions, will aggravate an already potentially dangerous situation.

19/07 Planning Applications

1. PA19/03221. To use existing flat roof at front of property as a balcony. 11, Upper Polmear, Par. It was proposed by Cllr Wildish, seconded Cllr Phillips and RESOLVED that a recommendation of objection should be submitted to Cornwall Council. *Reason: The Parish Council maintains its very strong objection to all of these applications as it has done to previous similar applications. They seek to overturn a planning condition which was*

fundamental to the granting of approval for the Upper Polmear Park development against very strong local opposition. Restormel Borough Council had excluded this part of the Polmear site because of its unacceptable visual impact as seen from much-frequented public views from Par Beach. Cornwall Council's Central Area Planning Committee only, grudgingly, gave their consent after it was agreed to include the condition precluding the conversion of the flat roofs to balconies. The Parish Council strongly contends that it has been an abuse of powers to treat each of these applications as separate "householder applications", thus precluding the Local Member from calling them in for decision by Committee. The original condition applied to the whole development and any decision to revoke that condition should similarly have been considered in the context of the whole site. Since the precedent has now been set, it would appear that officers will have no alternative to approving these applications. Should this be the case, The Parish Council will maintain its position on the earlier applications and "agree to disagree" with any decision to approve these applications. It was also agreed that Cllr Hughes would write to Cornwall Council Plummer to express the parish council's strong contention that this was an abuse of power.

2. PA19/03372. Creation of a front balcony on an existing flat roof. 5, Upper Polmear Par. It was proposed by Cllr Wildish, seconded Cllr Phillips and RESOLVED that a recommendation of objection should be submitted to Cornwall Council. *Reason: The Parish Council maintains its very strong objection to all of these applications as it has done to previous similar applications. They seek to overturn a planning condition which was fundamental to the granting of approval for the Upper Polmear Park development against very strong local opposition. Restormel Borough Council had excluded this part of the Polmear site because of its unacceptable visual impact as seen from much-frequented public views from Par Beach. Cornwall Council's Central Area Planning Committee only, grudgingly, gave their consent after it was agreed to include the condition precluding the conversion of the flat roofs to balconies. The Parish Council strongly contends that it has been an abuse of powers to treat each of these applications as separate "householder applications", thus precluding the Local Member from calling them in for decision by Committee. The original condition applied to the whole development and any decision to revoke that condition should similarly have been considered in the context of the whole site. Since the precedent has now been set, it would appear that officers will have no alternative to approving these applications. Should this be the case, The Parish Council will maintain its position on the earlier applications and "agree to disagree" with any decision to approve these applications*

3. PA19/02636. Retrospective application for construction of a conservatory, Balcony and Shed. 2, Upper Polmear, Par It was proposed by Cllr Wildish, seconded Cllr Phillips and RESOLVED that a recommendation of objection should be submitted to Cornwall Council *Reason: The Parish Council maintains its very strong objection to all of these applications as it has done to previous similar applications. They seek to overturn a planning condition which was fundamental to the granting of approval for the Upper Polmear Park development against very strong local opposition. Restormel Borough Council had excluded this part of the Polmear site because of its unacceptable visual impact as seen from much-frequented public views from Par Beach. Cornwall Council's Central Area Planning Committee only, grudgingly, gave their consent after it was agreed to include the condition precluding the conversion of the flat roofs to balconies. The Parish Council strongly contends that it has been an abuse of powers to treat each of these applications as separate "householder applications", thus precluding the Local Member from calling them in for decision by Committee. The original condition applied to the whole development and any decision to revoke that condition should similarly have been considered in the context of the whole site.*

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4. PA19/03371. Balcony to first floor front elevation. 10, Upper Polmear, Par. It was proposed by Cllr Wildish, seconded Cllr Phillips and RESOLVED that a recommendation of objection should be submitted to Cornwall Council *Reason: The Parish Council maintains its very strong objection to all of these applications as it has done to previous similar applications. They seek to overturn a planning condition which was fundamental to the granting of approval for the Upper Polmear Park development against very strong local opposition. Restormel Borough Council had excluded this part of the Polmear site because of its unacceptable visual impact as seen from much-frequented public views from Par Beach. Cornwall Council’s Central Area Planning Committee only, grudgingly, gave their consent after it was agreed to include the condition precluding the conversion of the flat roofs to balconies. The Parish Council strongly contends that it has been an abuse of powers to treat each of these applications as separate “householder applications”, thus precluding the Local Member from calling them in for decision by Committee. The original condition applied to the whole development and any decision to revoke that condition should similarly have been considered in the context of the whole site.*

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5. Change of use for Units 2 and 3 from Public Library D1 to Retail A1. Re-instatement of front door to Unit 3. Par Library, 10, Eastcliffe Road, Par. It was proposed by Cllr Hughes, seconded Cllr Rowse and RESOLVED that a recommendation of no objection should be submitted to Cornwall Council

19/08 Notice of Appeals

None

19/09 Correspondence

None

Date of Next Meeting – 20th June 2019

Meeting Closed 7.25pm