

## **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 a Meeting of Tywardreath & Par Parish Council Planning Committee held on Thursday 2<sup>nd</sup> March 2023 at 6.40pm at Tywardreath Village Hall**

**Present:** Cllr D Hughes (Chairman), Cllr M Phillips, Cllr A Wildish, Cllr C Wildish (*ex officio*)

**In Attendance:** The Parish Clerk, Sally Vincent  
Cllr L Phillips  
1 member of the public

The Chairman recorded that he was saddened to report that Cllr Suffling had resigned from the Council with immediate effect.

**22/76 Apologies** None

#### **22/77 Declaration of Interests**

Pecuniary – None  
Non Registerable – None  
Dispensations – None

#### **22/78 Public Questions**

An agent representing the Royal Hotel advised that there was a possibility that the business would need to close for financial reasons and the building/site being put to an alternate use. He queried if the Parish Council had any initial thoughts about this. Cllr Hughes responded that the NDP supports affordable housing for local people, particularly for rent, and, in principle, such an application would be looked on favourably by the Parish Council, although he noted the difficulties with access/egress, which would have to be addressed.

#### **22/79 Minutes of the meeting held on 2<sup>nd</sup> February 2023**

Cllr M Phillips proposed, Cllr C Wildish seconded and it was RESOLVED that the minutes of this meeting be approved and signed by the Chairman.

#### **22/80 Matters arising on items not on the Agenda**

The potential enforcement issue on Penpillick Hill had been reported to Cornwall Council.

#### **22/81 Planning Applications**

1. PA23/00648 Proposed rooms in roof with a recessed balcony and a rear kitchen, dining, utility and WC extension. 28, Polmear Parc, Par, PL24 2AU. It was proposed by Cllr C Wildish, seconded by Cllr M Phillips and RESOLVED that a recommendation of no objection should be made to Cornwall Council.
2. PA23/01250. Adjoining Parish. Prior notification for the construction of 10 bay clear span steel portal frame building for cattle housing. Trevenning Farm,

Lostwithiel, PL22 0JJ. It was proposed by Cllr Hughes, seconded by Cllr Phillips and RESOLVED that the Parish Council should respond as follows. *Although the proposed development is outside the Tywardreath & Par parish boundary, it is within 150 metres of its NE limits. Furthermore, it is prominent in public views from much of the parish, especially from Castledore Road, a significant highway bus route, for most of its length from Tywardreath to Castledore. Its ridgetop position dominates the Treesmill valley, a broad swathe of agricultural land, mainly pasture. This is a site of a registered Historic Battlefield.*

*In recent years, in spite of strong opposition from the Parish Council, the site has been permitted to increase by over 50%, currently presenting a frontage of some 175 metres in most public views of 'industrial' buildings totally out of keeping with vernacular buildings, both domestic or agricultural. There has been no effort to reduce landscape impact by hard or soft landscaping or by the use of recessive painting. The current proposal is to increase this frontage by approximately a further 50 metres with another 'industrial' building, further increasing the significant landscape damage. Should permission be considered then, at a minimum, a hard and soft landscaping condition should be applied, including painting the buildings in a recessive colour. If possible, it should be further conditioned by a retrospective condition to similarly paint the existing buildings.*

*The change in farming at Tevenning in recent years to an intensive 'factory' system has resulted in a huge increase in the use of large agricultural vehicles bringing in fodder crops and distributing dung and slurry to off ground on the roads throughout the parish and beyond. This, together with an almost constant run-off of slurry from the farm onto the highway, has caused serious damage to the surface of the rural roads in the parish and the adjacent hedgerows. It has resulted in large quantities of mud being deposited on the road surfaces, rendering them dangerously slippery in wet weather and generating much dust when it is dry. Any efforts by the applicant to clean up the mess are invariably inadequate and late. The cost to Cornwall Council of road repairs and additional road sweeping caused by this usage must already be very high. The increase in road traffic and damage that would result from this proposed extension would further exacerbate what is already an unacceptable situation.*

**22/82 Notice of Appeals**

None.

**22/83 Correspondence**

None.

**22/84 Enforcement**

None

**Meeting Closed**      7.01pm

**Date of Next Meeting**      6<sup>th</sup> April 2023

