

## **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> November 2023 at 6.30pm at Tywardreath Village Hall**

**Present:** Cllr Hughes (Chairman), Cllr Nicholls (part), 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

**23/47 Apologies** None

#### **23/48 Declaration of Interests**

Pecuniary – None  
Non Registerable – None  
Dispensations – None

#### **23/49 Public Questions**

The applicant for PA23/07908 outlined the background of his application and explained that the pandemic and Brexit had impacted on the delivery of his original approved application, with the result that he had run out of time and needed to submit a fresh application for the second dwelling.

#### **23/50 Minutes of the meeting held on 5<sup>th</sup> October 2023**

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

#### **23/51 Matters arising on items not on the Agenda**

None

Cllr Nicholls arrived

#### **23/53 Planning Applications**

1. PA23/07612. Demolish the existing kitchen extension, and build a double storey extension which extends out 5m at ground floor and 3m on the first floor. 37, Vicarage Road, Tywardreath, PL24 2PQ. Members considered that the proposed development would have negligible impact on the street-scene and it does not create any overlooking issues, although it would seem more logical for the rear wall to align with the neighbouring extension. It was proposed by Cllr Hughes, seconded Cllr M Phillips and RESOLVED that a recommendation of no objection should be made to Cornwall Council, but also suggesting that the proposed cladding be changed to a more neutral colour as the current proposal of black cladding would be out of keeping with nearby properties.

2. PA23/07908. Application for Principle in Planning Consent: Erection of one single infill dwelling. Land North Of Gwel An Porth and Hill Park, Kilhallon Par, PL24 2RL. Cllr Hughes noted that the application site had benefitted from Outline Planning Permission, PA19/07159, for two dwellings to which the Parish Council had raised no objection once access arrangements were clarified. One dwelling was now constructed and occupied (reserved matters approval reference PA20/02865). This Permission in Principle application was seeking to reaffirm that Plot 2 is acceptable in land use planning terms and remains as a suitable building plot within the settlement of Kilhallon. Cllr C Wildish then proposed, Cllr M Phillips seconded and it was RESOLVED that a recommendation of no objection should be made to Cornwall Council.

3. PA23/07596. Formation of driveway and installation of dropped kerb for access. 58, Poldrea, Tywardreath, PL24 2RB. It was noted that this would appear to be largely retrospective in that all the works on the applicant property had been completed and are in use, with no adverse public comments received. It was proposed by Cllr A Wildish, seconded Cllr M Phillips and RESOLVED that a recommendation of no objection should be made to Cornwall Council, adding that inadequate on-street parking is a significant problem in Poldrea. The current application provides two off-road parking spaces without reducing the on-street provision, which is to be welcomed.

**23/54 Notice of Appeals**

None.

**23/55 Correspondence**

None

**23/56 Enforcement**

EN23/00743 and EN23/1187 were live investigations.

**Meeting Closed**

6.47 pm

**Date of Next Meeting**

7<sup>th</sup> December 2023