

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 4th January 2024 at 6.30pm at the Methodist Church, Tywardreath

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

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

23/66 Apologies Cllr A Wildish

23/67 Declaration of Interests

Pecuniary – None
Non Registerable – None
Dispensations – None

23/68 Public Questions

None

23/69 Minutes of the meeting held on 7th December 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.

23/70 Matters arising on items not on the Agenda

None

23/71 Planning Applications

PA23/09845. Proposed flat roof dormer extension with Juliet balconies and internal alterations. 25, Polmear Parc, Par, PL24 2AU. Cllr Hughes noted that the property was a relatively small, 3-bedroom bungalow, similar in style to many others on the development and living space was fairly limited. The rear garden was too small to allow ground-floor extension without taking most of the available outdoor amenity space and the proposed, flat-roofed rear dormer extension was a possible way to overcome this. To date there had been very few similar applications at this location. He considered that it would have no impact on the street scene of Polmear Parc and the impact on the street-scene of the unadopted lane behind (Upper Polmear) was not significant. There would be increased overlooking of the rear garden of 27, Polmear Parc but no objections had been received from the owners. There was an 'overlooking' objection from the occupants of 21, Polmear Road, but this property was over 20m from the subject property, at a significantly lower level and separated from it by Upper Polmear. The principle habitable rooms of 21 Polmear were on its south side and most of the rear 'garden' was used for car parking so the proposed extension would not significantly affect the privacy of the property. He was

concerned that there was only off-road parking for one vehicle on the applicant site, inadequate for a 4-bedroom property and provision of more would have an adverse effect on the street-scene. Notwithstanding this, it was proposed by Cllr Hughes, seconded Cllr Phillips and RESOLVED that a recommendation of no objection should be made to Cornwall Council.

23/72 Notice of Appeals

None.

23/73 Correspondence

None

23/74 Enforcement

EN23/00743, live investigation.

Meeting Closed 6.41 pm

Date of Next Meeting 1st February 2024