

PLANNING MEETING held on February 13th 2018.

Rockhill Business Park

Present : Councillors – Mrs A Roberts (Chairman) L Bazeley, D Doyle, J Hanlon, P Highland, M Luke Mrs S-A Saunders, M Shand, Mrs A Wills and the Parish Clerk D Stevens.

Apologies : Cllr P Clemo, G Hooper ,Mrs M Rance-Matthews and Mrs S Potter.

Non-apologies : None

The Clerk gave a report on both Cllrs P Clemo and Mrs S Potter and it was agreed to send a message of good wishes for a speedy recovery to Peter Clemo.

There were 7 members of the public present.

Chairman Mrs A Roberts commenced the meeting by welcoming everyone.

There were no declaration of interests

The minutes of the Planning Meeting held on January 23rd 2017 had been circulated and were accepted as a true and accurate record, proposed by Cllr Mrs A Wills seconded by Cllr L Bazeley.

A number of residents with Mr M Gibbs as spokesperson attended to express their opinions and concerns re application PA18/00018.

Cllr Mrs A Wills then commenced to chair the planning debate.

Planning applications for consideration:

PA18/00018 Imerys Minerals Ltd – Outline application for residential development of ten units. Comprising combination of 2 and 3 bedroom dwellings and associated works with all matters reserved on land South of 10a Higher Bugle, St Austell. **Support** proposed by Cllr Mrs A Roberts, seconded by Cllr Mrs A Wills. Voting Support 4 Object 3 with 2 abstentions (Cllr L Bazeley and Mrs S-A Saunders). **The Council although voting in favour wished to express their concerns about the application and the Clerk agreed to contact the Planning Officer (Steve Kirby). See attached notes.**

All the members of the public left the meeting at this stage.

PA18/00548 Imerys Minerals Ltd – Prior approval under part 17 Class B of the Town and Country Planning (GPDO) 2015 for a warehouse/product storage building at Trebal China Clay works, Trethurgy, St Austell. **Support** Proposed by Cllr M Luke, seconded by Cllr P Highland. All in favour.

PA18/00424 Rockhill Developments Ltd– Construction of two warehouse buildings (1x2 units and 1x3 units) at Rockhill Business Park, Higher Bugle, St Austell. **The Clerk advised Councillors that because of**

the close affinity the Council make no decision on this application but maybe express a comment that it is pleasing to encourage more employment into the area.

PA18/00469 Mr D Manship – Proposed development of two semi-detached dwellings on land NE of Rockhill business Park, Higher Bugle, St Austell. **Support** Proposed by Cllr D Doyle, seconded by Cllr M Luke. All in favour.

PA18/00178 Mr Reeks – Non-material amendment (No 1) for roof lights added to the roof to PA16/07845 construction of 2 dwellings on land S of 14 Mountbatten Road, Penwithick, St Austell **Support** Proposed by Cllr L Bazeley, seconded by Cllr D Doyle. All in favour.

Planning correspondence

Council were contacted by Mr W Thomas re a condition that had been put on the approval of his application PA17/00843 for 10 self build dwellings at Red Lane, Bugle. County Cllr Mrs S-A Saunders had researched that the reason for Condition 13 (xi) maximum floor space for each plot (to demonstrate the total does not exceed 1000 sqm) is the requirement for gross floor area for providing affordable housing according to the Cornwall Local Plan. Correspondence with this explanation should be sent to Mr Thomas stating his architect should have known this.

Enforcement

EN18/01195 Alleged change of use of the land for the stationing of caravans for residential use at Innis Trout Farm & Fly Fishery, Innis Moor, St Austell. Enforcement notice served. Case closed.

Emergency Items

The Clerk gave Council notice of a Pre - Planning application (PA18/00349) for conversion of existing old school building and construction of new build units in school grounds 100% affordable housing Cornwall Rural Housing Association. County Cllr M Luke stated that he was attending a meeting on this matter later in the week and would be reporting back to our meeting on February 27th.

Also an application for consideration at the next meeting PA18/01233 Mr Colin Marshall – Extension to first floor family room over an existing single storey building. New first floor terrace and relocation of existing access/escape staircase at Gwel An Ganel, Carclaze Road, St Austell.

There were no councillors expressing a wish to attend a CALC training course (Being a Good Councillor) being arranged through Luxulyan Parish Council on April 5th or 19th.

The Clerk reported on the work at Bugle Skateboard Park and it was agreed that he, the Chairman and Cllr L Bazeley will inspect the opening at the Netley Meadows end on Monday 19th and report back with some suggested proposals.

Cllr Mrs S-A Saunders expressed her annoyance that Council had not been consulted at the letter sent to Cormac re the road closure of Bodmin Road. After much discussion on this matter the Clerk explained that after receiving numerous phone calls and also correspondence from the Town Clerk, St Austell Town Council he had consulted with the Chairman and with the time restriction before the work would commence it was decided to send a suitably worded comment for Cormac to consider. There had been no reply from Cormac and the road will be closed for an extortionate length of time.

Cllr J Hanlon was then asked to comment on various meetings and e-mails that he had been involved re the work being done at Hallaze Road, Penwithick. Again after a long debate it was concluded that the general consensus of opinion was the remedial work had to be done to clear the site and address the Japanese knotweed problem. The concept of making the area an open space/picnic area has been in the pipeline for many years awaiting the conclusion of Section 106 funding. The area is being made secure but it is not viable to consult the local community on the project until the knotweed has been cleared.

The Clerk circulated a leaflet that had been sent on Bullying Awareness that a company called Safety Guide were seeking financial assistance to circulate to the local infant schools. Councillors though supportive of the principle of the scheme were sceptical and it was agreed that the Clerk should report back to the next meeting once he had spoken to the local Head Teachers.

Another similar correspondence was seeking financial support of £3000 for Hot Line Meals Service for elderly and under privileged people. Agreed not to support.

Mention was made of a Networking Event to be held at Treverbyn Community Hall on February 23rd from 12-2pm.

Councillors were invited to Community Speedwatch briefing on February 26th at 10.00am at St Austell One Stop Shop. Clerk would like names of those who wish to attend.

The Clerk also distributed copies of the report on the Clay Community Network meeting held the previous evening at St Stephen. Discussion on the meeting will be an agenda item for the next meeting on February 27th.

There being no further business the meeting closed at 9.18pm.

..... Chairman Date