

Minutes of the Planning Committee of St Just in Roseland Parish Council held on Monday 13th February 2023. The meeting commenced at 6.00pm

Committee Councillors Present: Cllr R Giles (Chair), Cllr Salter, Cllr Warren, Cllr Baylis, Cllr Andrew, Cllr Goldsmith

Other Councillors present:

Also present: Helen Couch (Parish Clerk), Rosie Fordham (Parish Administrator) and four members of the public

1. Accept apologies: None

2. Declaration of Interest:

a) Disclosable Pecuniary Interest – none declared

b) Non-registerable Interest – none declared

c) Of gifts to the value of more than £25 – none declared

d) To consider requests for dispensation on items on the agenda – none declared

3. Public Participation

It was agreed by a show of hands that when each planning application was discussed there would be an opportunity for any member of public to speak at that stage and the order was amended.

A representative of Pomerys Ltd updated the Committee on the progress of the planned building. Three possible proposals were discussed, but it was stated that no planning application has been submitted at this stage. It was noted by several parties that the need to do something with the building is becoming more urgent due to its condition. The future of the building is important to the parish and all parties present realised that a compromise will have to be reached to move this project forward. Following the previous planning application, Pomerys Ltd have tried to alleviate some residents' concerns and would like to work with the community towards a resolution.

4. Confirmation of the minutes of the Parish Council Meeting held on 23rd January 2023

The Council **RESOLVED**, by a show of hands by those who had attended the said meeting, that the minutes of the meeting be approved. All in favour and they were duly signed by the Chairman.
Matters arising:

5. The following Planning Applications were discussed:

PA23/00641 – Mrs Eleanor Houston – Whisper, St Austell Row, St Mawes TR2 5AQ

Demolition of existing dwelling and construction of replacement dwelling without compliance with condition 2 of decision notice PA20/09779 dated 06/01/2021.

Following a discussion, Cllr Andrew proposed no objection to the application. Seconded by Cllr Baylis. All in favour. It was **RESOLVED** by a show of hands that this is the view of St Just in Roseland Parish Council for this application.

6. To record response or discuss any Local Council Protocol Letters received - None

7. To record decisions made by Cornwall Council

PA22/09951 – Mr and Mrs Robinson - Plot of land between Trevannel Old Cottage and Homelands, St Just in Roseland, TR2 5HY

Submission of details to discharge Conditions 3, 6 and 7 in respect of Decision Notice PA21/11866 dated 19.10.22 – **S52/S106 AND DISCHARGE OF CONDITIONS**

PA22/09238 – Mrs Simone Kennett – Veryan Cottage, Hillhead, St Mawes TR2 5AL

Proposed extensions and alteration to create a new floor level - **WITHDRAWN**

PA22/10683 – Mr Anthony Clake - Whispers, St Austell Row, St Mawes TR2 5AQ

Non-material amendment in relation to decision notice PA20/09779 dated 6/1/21 for addition of dormer window, relocation of one window, enlargement of one window and addition of one window – **APPROVED**

PA22/01916/PRE – Morse's Wood Ltd – Land South of Fox Close Barns, St Just in Roseland

Pre-application advice for the erection of rural workshop units – **CLOSED, ADVICE GIVEN**

PA22/10255 – Mr Peter Francis – Land South of Wild Willow Cottage, Upper Castle Road, St Mawes TR2 5DD

Conversion and change of use of outbuilding/garage to dwelling - **APPROVED**

8. To consider any other business associated with planning that the Chairman considers to be of urgency.

Clerk read out the response that was sent to three concerned residents regarding a pre-application following an email that was received.

The next meeting will be on Tuesday 13th March at 6.00 pm in the Millennium Rooms, St Mawes.

There being no further business, the meeting closed at 7.00pm.

Signed as a true record.....Chairman Cllr. R. Giles

Dated