

Lostwithiel Town Council – Planning Committee Meeting

Tuesday 11 March 2014

A Meeting of the Town Council's Planning Committee was held in the Guildhall on Tuesday 11 March 2014.

Councillors present

Committee Chairman Councillor Robson  
Committee Vice Chairman Councillor Abbiss,  
Mayor Mrs Parsons, Deputy Mayor Mrs Jarrett,  
Honoured Burgess Peareth, Councillor Mrs Ross  
& Councillor Watkins

In attendance

Councillor Gillett  
Councillor Jewels  
Town clerk Mrs Harris

Six members of the public were in attendance

PL753/13 PUBLIC PARTICIPATION

The Council was addressed regarding the following planning applications on the meeting agenda:-

PA14/01338 Brydai, The Uplands, Lostwithiel &  
PA14/00698 46 Grenville Road Lostwithiel.

The Council was also addressed regarding proposals for Lowenna House and 19b North Street.

PL754/13 APOLOGIES

Apologies were received and accepted from Councillor Hughes.

PL755/13 DECLARATIONS OF INTEREST

Councillor Abbiss declared a non registerable declaration in agenda item 7 planning application PA14/01338 Brydai The Uplands Lostwithiel and a registerable interest in agenda item 8 Premises Licence application Lostwithiel Hotel & Golf Club.

Mayor Mrs Parsons declared a non registerable interest in agenda item 7 planning application PA14/00752 Hazeldene, Maudlin Bodmin.

Councillor Watkins declared a non registerable interest in agenda item 7 planning applications PA14/00687 & PA14/00693 Chapel House Restormel Road Lostwithiel.

PL756/13 MINUTES

The minutes of the Planning Meetings of 14 January 2014 & 11 February 2014 were approved and signed by the Committee Chairman Councillor Robson.

Proposed Honoured Burgess Peareth seconded Councillor Abbiss. This proposal received the support of the Committee.

PL757/13 COMMUNITY RESILIENCE

a) Flood Plan

i) Pilot project

The Committee was advised that the Town Council's insurers have confirmed that no disclaimer will be required for the Floodsax. Any issue with the product would be directed to the manufacturer and not the Council. The Committee will therefore now prepare a list of properties to be invited to take part in the pilot project.

ii) Town drains

The clerk was instructed to contact Cormac/Cornwall Council and ask for a copy of the drains map to be forwarded to the Town Council office as soon as possible.

Honoured Burgess Peareth advised the Committee that he had today met with a representative of South West Water regarding the sewage and surface water at the back of Park Road. South West Water has advised that they will investigate putting a non return valve in the drain.

iii) Flood Plan test event

Councillor Mrs Ross advised that a test event is imminent and that as part of the test event the Council's flyer will be delivered by the Flood Wardens to all properties identified at risk of flooding in their respective zones.

b) Neighbourhood Development Plan

i) Castledore Neighbourhood Development Plan Meetings

Councillor Jewels advised the Committee that no Neighbourhood Development Plan meetings have taken place.

c) Cornwall Council Community Emergency Plan template

i) Member to make the template Lostwithiel specific

It was proposed by Honoured Burgess Peareth and seconded by Deputy Mayor Mrs Jarrett that Councillor Mrs Ross is asked to make the Cornwall Council Emergency Plan template Lostwithiel specific. This proposal received the support of the Committee.

PL758/13 PLANNING DECISIONS

PA13/08255 Mill Cottage Millham Lane Lostwithiel

Construction of a single replacement 3 bed detached dwelling and outbuilding/barn/garage.

*Approved*

PA13/11014 The Bungalow Couchwell Lane Lostwithiel

Application for certificate of lawful development for an existing conservatory

*Granted*

PA14/00634 Tregarthen Terras Hill Lostwithiel

To create a new single storey family dining space on the site of an existing double glazed UPVC conservatory.

*Approved*

PL759/13 PLANNING APPLICATIONS

Councillor Watkins having previously declared a non-registerable interest left the meeting room.

PA14/00687 Chapel House Restormel Road Lostwithiel

Demolition of garage and anteroom, demolition of internal mezzanine, construction of an extension to provide a bedroom, ensuite and dressing, provision of further ensuite.

*It was proposed by Honoured Burgess Peareth and seconded by Councillor Abbiss that Lostwithiel Town Council supports this application if permission is granted in line with the advice received from Cornwall Council's Conservation Officer. This proposal received the support of the Committee.*

PA14/00693 Chapel House Restormel Road Lostwithiel

Listed Building Consent for external alterations new opening in NW elevation and gable, re-roofing, construction of an extension (demolition of existing garage and anteroom) and internal alterations including ensuite sanitary ware new kitchen and removal of mezzanine.

*It was proposed by Councillor Abbiss and seconded by Honoured Burgess Peareth that Lostwithiel Town Council supports this application if permission is granted in line with the advice received from Cornwall Council's Conservation Officer. This proposal received the support of the Committee.*

Councillor Watkins rejoined the meeting.

PA14/00698 46 Grenville Road Lostwithiel

Alteration and extension to dwelling, erection of a new dwelling to east of existing dwelling and associated works.

*It was proposed by Councillor Watkins and seconded by Councillor Mrs Ross that Lostwithiel Town Council supports this proposal as the street scene has not changed since the original application. This proposal received the support of the Committee.*

Mayor Mrs Parsons having previously declared a non registerable interest left the meeting room.

PA14/00752 Hazeldene, Maudlin Bodmin

Proposed siting of caravan

*It was proposed by Councillor Abbiss and seconded by Honoured Burgess Peareth that Lostwithiel Town Council supports this proposal whilst the necessary works are being undertaken. This proposal received the support of the Committee.*

Mayor Mrs Parsons rejoined the meeting.

PA14/01127 6 Rose Hill Lostwithiel

Demolition of existing conservatory and construction of single storey extension.

*It was proposed by Councillor Abbiss and seconded by*

*Honoured Burgess Peareth that Lostwithiel Town Council supports this application as it considers it in keeping with the existing property. This proposal received the support of the Committee.*

Councillor Abbiss having previously declared a non registerable interest left the meeting room.

PA14/01338 Brydai, The Uplands Lostwithiel

Alterations and extension to the existing dwelling and associated landscape works. Demolition of the existing garage and construction of new garage. Extension of ground floor and first floor living areas. Replacement of existing boundary wall.

The letters received by the Town Council were read to the Committee by Committee Chairman Councillor Robson.

*It was proposed by Honoured Burgess Peareth and seconded by Councillor Watkins that Lostwithiel Town Council supports this application if Cornwall Council Planning gives further consideration to the following:-*

- i) ensuring the flat roof cannot be used in future years as a decking/terrace area.*
- ii) The impact of the development on the immediate environment.*
- iii) The possible increase in visual overlooking on the east elevation.*

*This proposal received the support of the Committee.*

Councillor Abbiss rejoined the meeting.

b) None

PL760/13 CORNWALL COUNCIL PREMISES LICENCE APPLICATION  
LI14/001027 Lostwithiel Hotel & Golf Club

Councillor Abbiss having previously declared a registerable interest left the meeting Room.

It was proposed by Honoured Burgess Peareth and seconded by Deputy Mayor Mrs Jarrett that Lostwithiel Town Council allows this application to proceed. This proposal received the support of the Committee.

Councillor Abbiss rejoined the meeting.

PL761/13 SITE MEETING

It was proposed by Honoured Burgess Peareth and seconded by Councillor Abbiss that the meeting is suspended to allow comments. This proposal received the support of the Committee.

The exact location of the field was clarified.

It was proposed by Mayor Mrs Parsons and seconded by Councillor Abbiss that the meeting is reconvened. This proposal received the support of the Committee

The Council instructed the clerk to advise that Lostwithiel Town Council would accept the opportunity to visit the site on Wednesday 19 March at 5.30pm. The clerk was further instructed to ensure that all Councillors received notification of the site meeting.

PL762/13 RIPARIAN OWNERSHIP

The clerk advised the meeting that the Environment Agency have advised that they will also contact South West Water regarding the collapsed gabion. The Environment Agency further advises that the erosion along Pill Walk will be the responsibility of the riparian landowner

and or Cornwall Council if the location is part of a public right of way.

The clerk further advised the Committee of the reply received from South West Water and the clerks reply.

The clerk was instructed to contact Cornwall Council regarding Pill Walk.

PL763/13 CORRESPONDENCE

Cornwall Council Home Office Consultation on fees under Licensing Act 2003.

The clerk was instructed to make this an agenda item for the next Committee meeting.

PL764/13 NOTICES

Councillor Mrs Ross is attending the Cornwall Community Flood Forum meeting on Friday, could Councillors please advise Councillor Mrs Ross of any issues to be taken to the meeting for discussion by Thursday midday.

PL765/13 ITEMS FOR NEXT AGENDA

Licensing

Update on the Flood Plan test exercise

The meeting closed at 8.25pm

Chairman

Date