

**MINUTES of the Deviock Parish Council PLANNING COMMITTEE
MEETING at the DOWNDERRY METHODIST CHURCH
SCHOOLROOM on THURSDAY 22nd MAY 2008 AT 6.30PM**

PRESENT: Parish Cllrs. D. L. G Elliott (Chairman), G.K. Berncastle, Mrs M.Y. Byles, M.J. Crutchley, Mrs G. E. Hartland & Mrs M. E. Temlett

Public Participation Period There was one member of the public present, who did not wish to address the Council. The Chairman closed the public participation period.

1. ELECTION OF CHAIRMAN:

Cllr. G.K. Berncastle **proposed** that Cllr. D.L. G. Elliott be elected Chairman of the Planning Committee for the ensuing year, and this was **seconded** by Cllr. Mrs. M.Y. Byles. There being no other nominations, **Cllr. Elliott** was duly elected to the office of Chairman.

2. APOLOGIES: Cllrs. J.P. Candy, R.J. Daniel, S.J. Parry, Mrs. A. Robinson & Ms. E. R. Saville

3. DECLARATION OF INTEREST IN ITEMS ON THE AGENDA:

There were none.

4. PLANNING APPLICATIONS:

4.1. 08/00554/FUL Mr Michael Kodicek
THE CRAG, LOOE HILL, SEATON
Redevelopment of existing garage to form garage and parking bay

Support of this application, subject to a condition that the garage should be for the private use only of The Crag, was **proposed** by the Chairman **seconded** by Cllr. G.K. Berncastle and **agreed** unanimously by the Meeting.

4.2. 08/00673/FUL Mr & Mrs S Keeble
PROSPECT VILLA, DOWNDERRY
Alterations to existing dormer window to create recessed balcony on South elevation

After discussion Cllr. M.J. Crutchley **proposed support** for this application; this was **seconded** by Cllr. Mrs. G.E. Hartland and **agreed** unanimously by the Meeting.

4.3. 08/00671/FUL Mr N McCabe
LAND AT ST ANNES, CHURCH HILL, HESSENFORD
Construction of detached dwelling with adjoining garage

Cllr. Mrs. M.Y. Byles proposed **refusal** of this application on the grounds of:-

- 1) Over development within the Conservation Area
- 2) Overlooking of adjacent property
- 3) Increased use of access onto the busy main road

The proposal was **seconded** by Cllr. G.K. Berncastle and **agreed** unanimously by the Meeting.

Minutes of the Planning Committee Meeting of 22nd May 2008 Continued

5. PLANNING APPLICATIONS RECEIVED AFTER PUBLICATION OF THE AGENDA:

There were no applications to be considered.

6. PLANNING DECISIONS:

6.1. PERMISSIONS FOR DEVELOPMENT:

6.1.1. 08/00325/FUL: Land Rear of 32 Buttlegate, Downderry

Construction of dwelling with integral garage and parking and turning area and formation of new vehicular and pedestrian access to highway

Caradon D.C. Permission Granted 29th April 2008

Main conditions:-

- 1) Prior to commencements of works a method statement for the construction of the dwelling house, and details of any recommended temporary or permanent retaining structures, together with a full risk assessment, to be submitted and approved
- 2) Parking and turning areas to be constructed prior to first occupation of the dwelling
- 3) A scheme for the sustainable disposal of surface water arising from the development to be submitted and approved prior to commencement of the development
- 4) Screen wall and / or fences to be provided on the boundaries of the site
- 5) The garages of the new dwelling to be used only for the garaging of private motor vehicles and not for any other purpose including use as ancillary residential accommodation in connection with the main dwelling
- 6) Exact details of materials to be used in the construction of the external surfaces to be submitted

6.1.2. 08/00404/TRECON: Hillside Cottage, Hessenford

Request to carry out works to trees in Conservation Area

Caradon D.C. Permission Granted 30th April 2008

6.2. REFUSALS OF PERMISSIONS FOR DEVELOPMENT:

6.2.1. 08/00287/FUL: The Pavilions, Bridge Road, Seaton

Conversion of existing laundry / store / office to provide two additional bedrooms. Construction of new laundry / WC facility

Caradon D.C. Permission Refused 2nd May 2008

Main reasons:-

- 1) The scheme as proposed, due to increased size of the flat and construction of the laundry building, would put pressure on the already limited car parking area available, and would be likely to result in additional on-street parking, to the detriment of the convenience and safety of highway users.
- 2) The proposed laundry and WC facilities building would be situated on land outside the village development limit and within the countryside, where there is strict control upon the erection of new buildings.

7. PLANNING APPEALS (received by date of Meeting)

No planning appeals had been received

8. URGENT BUSINESS ADMITTED BY THE CHAIRMAN:

8.1. Vacancy of Town and Parish Council Representative on Caradon District Council's Standards Committee

The Clerk read out a letter dated 12th May 2008 from Caradon Legal Services Dept. seeking to ascertain from the Parish Council if any of its members would be willing to sit on Caradon Council's Standards Committee.

Expressions of interest to be received by 30th May 2008

Minutes of the Planning Committee Meeting of 22nd May 2008 Continued

8. URGENT BUSINESS ADMITTED BY THE CHAIRMAN (Continued)

8.2. Seaton Beach Café, Foot Bridge. Update on the current position by the Chairman

The Chairman informed the Meeting that Caradon D.C. were not happy with granting a 5 year permission for this temporary structure because of safety issues and were therefore only going to grant permission for a one year period.

8.3. Proposed play equipment for the children's play area at Seaton Countryside Park

D. Cllr. Jim Candy had passed on plans to the Chairman of three possible options for the proposed play equipment at Seaton Countryside Park and sought the Parish Council's view as to which option would be most suitable. After discussion Cllr. Mrs. M.Y. Byles **proposed** that the Council support option three (Park Leisure), this was **seconded** by Cllr. Mrs. G.E. Hartland and **agreed** unanimously by the Meeting.

8.4. To consider a proposal by the Rame Peninsula Trust that a vote of no confidence in County Councillor John Ault should be taken

The Clerk referred members to a forwarded e-mail sent 13th May 2008. After discussion it was agreed that members supported the Rame Peninsula Trust in this matter and instructed the Clerk to send an appropriate message outlining the Council's lack of confidence in C. Cllr. John Ault.

8.5. Beechfield Development – Letter from Mr. Steve Brunning dated 20th May 2008

To consider the Council's response to this letter

The Chairman referred members to this previously circulated letter. After discussion it was agreed that the Clerk should write an appropriate reply, stressing the Council's desire for full public consultation and including an extract from the recent letter sent by the Council to Mr. Derx.

9. FINANCE:

9.1. Accounts to be paid

	<u>VAT</u>	<u>Nett</u>	<u>TOTAL</u>
Caradon D.C. Cleaning Supplies for Downderry WC	3.28	18.70	21.98
Petty Cash	-	50.00	50.00
Total £	3.28	68.70	71.98

Cllr. Mrs. M. Y. Byles **proposed** acceptance of accounts to be paid, this was **seconded** by Cllr. Mrs. M. E. Temlett and **agreed** unanimously by the Meeting.

10. MATTERS RAISED BY MEMBERS FOR POSSIBLE INCLUSION ON THE NEXT AGENDA:

- 10.1. The Clerk alerted members to the poor state of the Downderry Public Toilet doors. It was agreed that he should seek estimates for repainting.
- 10.2. Cllr. G.K. Berncastle asked if there had been any further news regarding the installation of additional dog bins? The Clerk stated that Chris James (Caradon D.C.) had now backtracked on his initial agreement to install more bins, claiming that the increase in overall waste tonnage would have to be considered before a final decision could be made.
- 10.3. Cllr. Mrs. M.Y. Byles informed members that, because of its position, a sign post at Hessenford was misleading motorists into turning into the narrow Pig Lane instead of the Seaton Valley Road. Cllr. Byles asked if this sign could be moved in order to void confusion? Cllr. Byles also drew the attention of members to the recent erection of a new telegraph / power pole at the Hessenford Garage site, stating that this was unsightly, especially within the conservation area, and asked if the cables could be installed underground? The Chairman agreed to look at the site.

There being no further business the Chairman closed the Meeting at 19.20 hrs.