



PENRYN TOWN COUNCIL

NOTICE IS HEREBY GIVEN THAT A MEETING OF PENRYN TOWN COUNCIL PLANNING COMMITTEE WILL BE HELD ON **MONDAY 15 OCTOBER AT 7.00 PM IN THE COUNCIL CHAMBER, PENRYN** for the transaction of the undermentioned business.

Michelle Daray

Town Clerk

AGENDA

1. APOLOGIES

2. DECLARATIONS OF INTEREST

3. MINUTES OF THE MEETING HELD ON 17 SEPTEMBER 2012

To approve and sign as a correct record Minutes numbered 21 to 25 of the meeting of the Planning Committee held on 17 September 2012 [Pages 1-2]

4. TOWN AND COUNTRY PLANNING APPLICATIONS

To consider the Planning Applications submitted for observations [Pages 3-4]

5. DECISION NOTICES

To receive Town and Country Planning Act Decisions of the Local Planning Authority [Pages 5-7]

Councillors: M Snowdon – Chairman

N S Ferris, Mrs G A Grant, Mrs B Hulme, J Langan, Mrs M K May,
G K Mockett, M J Mullins, Mrs S Peters, D A Prynn and G C Rickard

22. APOLOGIES

Apologies for absence were received on behalf of Councillors Mrs M V Bennett, K S Green, Mrs C Hutchings and E L Wilkes.

22. DECLARATIONS OF INTEREST

Councillor G K Mockett declared a non-registrable interest in Agenda No. 4 (Town and Country Planning Applications) in relation to Application No. PA12/08285 as the applicant was a relative.

23. MINUTES

RESOLVED that Minute Nos. 13 to 20 of the meeting of the Planning Committee held on 16 July 2012 be approved and signed by the Chairman as a correct record.

Proposed by Councillor G K Mockett and seconded by Councillor Mrs G A Grant

In relation to Minute No. 16, Application No. PA12/06118, Councillor M Snowdon reported that he had been advised by the case officer that the proposed play area could not be built on due to the presence of attenuation tanks which were to be placed in this area.

24. TOWN AND COUNTRY PLANNING APPLICATIONS

PA12/07466 – Land at Vinery Meadow, Penryn

RESOLVED that the proposals are fully supported.

Proposed by Councillor M J Mullins and seconded by Councillor D A Prynn

Councillor Mrs M K May requested that her name be recorded as abstaining from the above decision.

PA12/07511 – Land at Packsaddle, Tremoughdale, Penryn

Two members of the public, Caroline Wilkins and John Tozer, attended the meeting and were given permission by the Chairman to speak against the proposals.

RESOLVED that Penryn Town Council is supportive of the principle of development on this site but has strong concerns regarding the current application. The main area of concern is the access to the site. The approach road is too narrow for vehicles to pass and there is poor visibility. In addition, there is no provision for pedestrians to use the lane safely and it is noted that the highways officer has also raised the need for an alternative pedestrian access. The Town Council is also concerned regarding the lack of streetlighting on the approach road and is aware that the current streetlighting is inadequate due to the encroachment of trees which cover the lights in several places. The Town Council also notes that the Section 106 Heads of

Terms do not meet the current requirements as highlighted by the case officer in his initial response. It is also noted that there are a number of other issues raised by the case officer that need addressing. In light of the number of issues still to be resolved and the inadequate access to the site, the Town Council would strongly recommend refusal on the application as it stands.

Proposed by Councillor M Snowdon and seconded by Councillor M J Mullins

PA12/07589 – The Bistro, The Warehouse, Anchor Quay, Penryn

Councillor Mrs G A Grant declared a non-registrable interest in the application as she was the owner of a neighbouring property. She left the Council Chamber during consideration of the item and did not take part in the vote or the debate.

RESOLVED that the proposals are fully supported.

Proposed by Councillor M J Mullins and seconded by Mrs B Hulme

Following the above decision, Councillor Mrs G A Grant returned to the Council Chamber.

PA12/08285 – 1 Woodland Avenue, Penryn

Having declared a non-registrable interest earlier in the meeting, Councillor D A Prynn left the Council Chamber during consideration of the item and did not take part in the vote or the debate.

RESOLVED that the proposals are fully supported.

Proposed by Councillor Mrs G A Grant and seconded by Councillor N S Ferris

Following the above decision, Councillor D A Prynn returned to the Council Chamber.

25. DECISION NOTICES

The list of decision notices was noted.

There being no further relevant business the meeting was declared closed at 7.50 p.m.

Chairman



PENRYN TOWN COUNCIL

PLANNING COMMITTEE

15 OCTOBER 2012

Town and Country Planning Applications

App. No.	Details	Response Deadline	Response
PA12/08494	Mr G Trebilcock The Coach House, St Thomas Street, Penryn TR10 8JP Replacement of 38 black painted timber casement windows with white uPVC sash units and two timber doors with uPVC units	09/10/12	<i>The Town Council supports the replacement of the existing casement windows with sash windows as being more in keeping with the building, however, it objects to the use of uPVC in the conservation area and it therefore unable to support this application.</i> <i>Signed off by Councillors Snowdon and Grant 05/10/12</i>
PA12/07546	Mr Peter Bodle 7 Kernick Road, Penryn TR10 8NR Car port over existing car parking area	09/10/12	<i>No objections.</i> <i>Signed off by Councillors Snowdon and Grant 05/10/12</i>

App. No.	Details	Response Deadline	Response
PA12/08563	Mr William Howe 1 Brook Place, Penryn TR10 8LJ Construction of new dwelling	15/10/12	
PA12/08698	Hawkins Motors Hawkins Motors, Park Garage, Browns Hill, Penryn TR10 8DW Demolition of existing bungalow and erection of car showroom building	19/10/12	
PA12/08793	Mr N Curnow 43 Green Lane, Penryn TR10 8QN Erection of a conservatory	23/10/12	



PENRYN TOWN COUNCIL

PLANNING COMMITTEE

15 OCTOBER 2012

Decision Notices

App. No.	Details	Decision	Decision Date	Council's Observation
PA12/07295	Mr and Mrs Trethewey 5 Poltisko Road, Penryn TR10 8PJ Construction of a single storey ancillary annexe extension	Approved	17/09/12	Fully supported.
PA12/07108	Mr Michael Lasbury Plot 7, Bella Vista Gardens, Truro Hill, Penryn TR10 8AN Erection of dwelling and garage (outline with all matters reserved)	Approved	18/09/12	No objections.
PA12/07797	Ms Sue Dengler 19 Polsethow, Penryn TR10 8PA Proposed new garage	Approved	21/09/12	Fully supported.
PA12/04970	Canynge Bicknell Kernick Road, Penryn TR10 9LY Demolition of existing buildings and construction of Use Class A1 retail units (revised application to previous proposal PA11/02090)	Approved	24/09/12	Fully supported.

App. No.	Details	Decision	Decision Date	Council's Observation
PA12/07511	Colin Coade and The Enys Estate Land at Packsaddle, Tremoughdale, Penryn TR10 8JA Erection of thirteen dwellings	Withdrawn	25/09/12	See comment below.
PA12/04948	Mr David Stafford Unit 15, Kernick Business Park, Annear Road, Penryn TR10 9EW Change of use from B1 to B1 and B2 mixed use and erection of steel flues at rear of building	Approved	02/10/12	Penryn Town Council has concerns over the proximity of the flues on the rear of the building to the residential development behind. Should the environmental officer also have concerns Penryn Town Council could not support the application.

PA12/07511

Comment Date: Thu 20 Sep 2012

Penryn Town Council is supportive of the principle of development on this site but has strong concerns regarding the current application. The main area of concern is the access to the site. The approach road is too narrow for vehicles to pass and there is poor visibility. In addition, there is no provision for pedestrians to use the lane safely and it is noted that the highways officer has also raised the need for an alternative pedestrian access. The Town Council is also concerned regarding the lack of streetlighting on the approach road and is aware that the current streetlighting is inadequate due to the encroachment of trees which cover the lights in several places. The Town Council also notes that the Section 106 Heads of Terms do not meet the current requirements as highlighted by the case officer in his initial response. It is also noted that there are a number of other issues raised by the case officer that need addressing. In light of the number of issues still to be resolved and the inadequate access to the site, the Town Council would strongly recommend refusal on the application as it stands.