

## ILLOGAN PARISH COUNCIL

Minutes of the Planning & Environmental Services Committee held on Wednesday 7<sup>th</sup> September 2022 at 7pm in The Old School Centre, Nance Lane, Illogan

**PRESENT:** Cllrs Mrs Thompson (Chairman), Ekinsmyth (Vice Chairman), Crabtree (not a member of this Committee), Cullimore, Ford, Holmes, Miss Pollock (not a member of this Committee) and Szoka

**IN ATTENDANCE:** Mrs S Rimell, Clerk.

The Chairman explained the safety procedures.

### **PM22/09/1 TO RECEIVE APOLOGIES FOR ABSENCE**

Apologies were received from Cllrs Mrs Ferrett, Pavey and Williams

There were no members absent.

### **PM22/09/2 MEMBERS TO DECLARE DISCLOSABLE PECUNIARY INTERESTS AND NON-REGISTERABLE INTERESTS (INCLUDING DETAILS THEREOF) IN RESPECT OF ANY ITEMS ON THE AGENDA AND ANY GIFTS OR HOSPITALITY WORTH £25 OR OVER**

There were no interests declared.

### **PM22/09/3 TO CONSIDER APPLICATIONS FROM MEMBERS FOR DISPENSATIONS**

There were no requests from members for dispensations.

### **PM22/09/4 TO RECEIVE AND APPROVE THE MINUTES OF THE MEETINGS OF THIS COMMITTEE HELD ON THE 3<sup>RD</sup> AND 17<sup>TH</sup> AUGUST 2022 AND THE CHAIRMAN TO SIGN THEM**

It was proposed by Cllr Mrs Thompson, seconded by Cllr Ford and

**PM22/09/4.2 RESOLVED that the minutes of the meetings of the Planning and Environmental Services Committee held on the 3<sup>rd</sup> and 17<sup>th</sup> August 2022 are received and approved and signed by the Chairman.**

On a vote being taken on the matter there were 5 votes FOR and 0 votes AGAINST.

### **PM22/09/5 MATTERS ARISING FROM THE MINUTES AND A REPORT ON PROGRESS OF ACTIONS, FOR INFORMATION ONLY**

Minute - PM22/08/24 – Cllr Ekinsmyth reported that he had attended the Cornwall Council Planning Committee meeting and spoke to planning application PA22/02765 – Caravan North of Roscroggan Mill on behalf of this Council. Cllr Ford spoke on behalf on members of the public who felt unable to attend themselves. The applicant’s planning agent was in attendance. This Councils case was well argued. CC Cllr Desmonde spoke

against the application as the local member. CC Cllr Crabtree had asked questions and raised points. It was an interesting debate. The decision on the planning application was deferred for further information. Cllr Ford reported that the application did not meet planning criteria, the difficulty was the gypsy element. CC Cllr Crabtree confirmed that the application was not on the agenda for the September meeting. It was noted that if approved there were two routes that could be taken: approval for a named person or general approval. If it were approved for a named person, once that person left the site it would revert to agricultural land, whereas general approval would be permanent.

PM22/08/23 – CC Cllr Crabtree reported that he had queried permitted development with the CC Planning Department and had received the following response:

*“Permitted development is complicated with lots of different criteria that needs to be met. We do offer a service, ‘Do I need Planning Permission’ whereby customers can enquire as to whether permission is required before proceeding to make an application for planning permission. Alternatively, residents can use the interactive house on the planning portal which will help them understand whether planning permission is required, but ultimately, once a valid application is made the Local Planning Authority is duty bound to consider it.”*

**PM22/09/6 PUBLIC PARTICIPATION ON ITEMS ON THE AGENDA (MAXIMUM OF 10 MINUTES – EVERY SPEAKER HAS A LIMIT OF 3 MINUTES UNDER THE COUNCIL’S STANDING ORDERS)**

There were no members of the public present.

**PM22/09/7 TO DISCUSS PLANNING APPLICATIONS RECEIVED UP TO THE DATE OF THE MEETING (CLLR CULLIMORE)**

- i. **IPC2022/047  
PA22/06963  
Illogan Parish Council, Manningham Woods, Paynters Lane, Illogan  
Works to trees subject to a Tree Preservation Order (TPO), works include – T01385 – Beech. Reduce in height by 3-4 metres and reduce sub-dominant stem to North-East, overhanging road by 3-4m. T1 – Sycamore. Remove squirrel damaged branches from crown of tree to prevent branch failure into neighbouring doctor’s surgery access road. T2 – Ash. Remove snapped, hanging branch from crown of tree. G1 – Mixed. Trim back branches from adjacent to Bus Shelter on Robartes Terrace by 2m to suitable pruning points.**

No comments were made as it was the Council’s application.

- ii. **IPC2022/048  
PA22/07274  
Rayle Farm, Bridge Hill, Bridge  
Change of Use of 6no. Holiday Units to Dwellings**

It was proposed by Cllr Holmes, seconded by Cllr Ekinsmyth and

**PM22/09/7.3 RESOLVED that there are no objections to planning**  
1149

**application PA22/07274 for Rayle Farm.**

On a vote being taken on the matter there were 5 votes FOR and 1 vote AGAINST.

- iii. **IPC2022/049  
PA22/07141  
Keepers Cottage, Cot Road, Illogan  
Listed Building Consent for the replacement and extension to the ground floor conservatory and the introduction of a boot room (resubmission of previous application PA22/019141 dated 20.04.22)**

It was proposed by Cllr Cullimore, seconded by Cllr Mrs Thompson and

**PM22/09/7.4                      RESOLVED                      that there are no objections to planning application PA22/07141 for Keepers Cottage.**

On a vote being taken the matter was approved unanimously.

- iv. **IPC2022/050  
PA22/06977  
West Villa, Tehidy Park, Tehidy  
New patio and electric vehicle charging point to existing dwelling**

It was proposed by Cllr Cullimore, seconded by Cllr Ford and

**PM22/09/7.5                      RESOLVED                      that there are no objections to planning application PA22/06977 for West Villa subject to sympathetic materials being used and the approval of Historic Environmental Planning.**

On a vote being taken the matter was approved unanimously.

- v. **IPC2022/051  
PA22/06978  
West Villa, Tehidy Park, Tehidy  
Listed building consent for new patio and electric vehicle charging point to existing dwelling**

It was proposed by Cllr Cullimore, seconded by Cllr Ford and

**PM22/09/7.6                      RESOLVED                      that there are no objections to planning application PA22/06978 for West Villa subject to sympathetic materials being used and the approval of Historic Environmental Planning.**

On a vote being taken the matter was approved unanimously.

**PM22/09/8**

**TO NOTE PLANNING DECISIONS RECEIVED FROM CORNWALL COUNCIL AND PLANNING APPEAL DECISIONS RECEIVED FROM THE PLANNING INSPECTORATE**

**PA22/01327/PRE** – Chencaud, Halgoss, Tehidy, Camborne - Removal of dead *Betula Utililis Pendula* adjacent to drive and parking area - **Closed - advice given**

**PA22/05453** - 14 Alexandra Close, Illogan - Resubmission of application PA21/11557 (extension and conversion of garage to living accommodation) with reduced footprint and cladding to gable ends – **APPROVED**

**PA22/05155** – Polcrowjy, Bell Lake, Camborne - Retrospective consent for the change of use from tearoom/cafe to holiday let - **APPROVED**

**PA22/01311/PRE** - 28 Kennedy Close, Illogan, Redruth - Do I need enquiry for conservatory on front of house (existing porch to be taken down) - **Closed - advice given**

**PA22/06168** – Greensleeves, Mount Whistle Road, South Tehidy - Works to trees covered by a Tree Preservation Order, namely, T1- Turkey Oak, T2 - Holm Oak, T3 - Sessile Oak and T4 - Beech - reduce large growing and end weighted branches and limbs - **APPROVED**

**PA22/05840** - 107 Sunnyside Parc, Illogan - Proposed single storey rear extension, first floor extension over existing garage with rear facing balcony, conversion of existing garage to create a utility room, downstairs cloakroom and enlarge the existing front porch area - **APPROVED**

**PA22/06406** – Highfield, South Drive, Tehidy - Removal of a dead Birch tree subject to a TPO – **APPROVED**

**PA22/04970** - Land North of Rosewarne Mill House, Rosewarne Downs, Camborne - Prior notification for barn with small fence surrounding what will be the garden area for the proposed change of use to a dwelling – **WITHDRAWN**

**PA22/06154** - Cold Spring, Parklands, South Drive, Tehidy - Works to trees subject to a Tree Preservation Order (TPO), works include fell 2 ash trees and replace with new trees – **APPROVED**

**PM22/09/9**

**TO RECEIVE THE CONSULTATION REGARDING SHORT TERM HOLIDAY LETS AND A NALC BRIEFING, AGREE A RESPONSE AND ANY FUTURE ACTIONS**

It was proposed by Cllr Mrs Thompson, seconded by Cllr Holmes and

**PM22/09/9.2**

**RESOLVED**

**that the following response would be submitted to the Short-Term Holiday Lets Consultation:**

- **Question 6 – Do you consider the increase in short term and holiday letting in England to have had adverse consequences in the housing market?**

**Yes, there are 20,000 people on the housing list.**

- **Question 7 – Do you consider noise, anti-social behaviour or other nuisance behaviour in other short term or holiday lets in England to be a problem? Illogan Parish Council cannot comment although they imagine it would be.**
- **Question 8 – Aside from the impacts on housing and incidents of anti-social/nuisance behaviour, do you consider the increase in short-term and holiday letting in England to have had other adverse impacts on local communities and residents? Illogan Parish Council has no direct experience. They are aware that property owners are making tenants homeless to use their properties for Airbnb. Evidence must be available from, please refer to Cornwall Council Housing and the portfolio holders. There is evidence of extreme housing need, temporary housing pods are being installed in various locations such as Cowlings Mill, Old County Hall, Rosewarne Car Park etc. All encouragement for property owners to evict tenants to use dwellings for Airbnb must be resisted.**
- **Question 9 – Which of the following do you consider to be the most appropriate form of response in the short-term letting market? 5 – Develop a licencing scheme with physical checks of the premises.**
- **Illogan Parish Council in general think that the amendments would be a good thing especially the fire regulations etc.**
- **Illogan Parish Council would like to ask what is the priority, for someone to have a roof over their head or for someone to have a holiday?**
- **There should not be any loopholes to enable Airbnb etc to reduce their standards for fire regulations etc.**

On a vote being taken the matter was approved unanimously.

**PM22/09/10**

**TO RECEIVE A REPORT ON THE ILLOGAN PARISH NEIGHBOURHOOD DEVELOPMENT PLAN, AGREE ANY FUTURE ACTIONS AND ANY ASSOCIATED EXPENDITURE**

There was nothing to report.

**PM22/09/11 TO RECEIVE CORRESPONDENCE UP TO THE DATE OF THE MEETING FOR INFORMATION ONLY**

Notification that planning application PA22/03063 – The Bungalow, 8 Alexandra Road would be considered at the Cornwall Council Planning Committee meeting to be held at 10am on Monday 19<sup>th</sup> September 2022. This Council had requested that the application should be considered at Committee and needed to appoint a Cllr to speak at the meeting.

It was proposed by Cllr Ford, seconded by Cllr Cullimore and

**PM22/09/11.2 RESOLVED that Cllr Mrs Thompson attends the Cornwall Council Planning Committee meeting on Monday 19<sup>th</sup> September 2022 and speaks on behalf of this Council to planning application PA22/03063 – The Bungalow, 8 Alexandra Road.**

On a vote being taken the matter was approved unanimously.

**PM22/09/12 TO NOTE ANY INFORMATION REGARDING THE CRICKET FIELD AT MARY’S WELL AND AGREE ANY FUTURE ACTIONS AND ANY ASSOCIATED EXPENDITURE**

There was no information.

**PM22/09/13 TO CONSIDER ITEMS TO BE DISCUSSED AT FUTURE MEETINGS**

Cllr Crabtree requested an item to consider reinstating Bridleway 214/21/1 between Treloweth Terrace and Church Road to its full width.

**PM22/09/14 DATE AND TIME OF NEXT MEETING**

The next meeting would be held on Wednesday 21<sup>st</sup> September 2022, time to be confirmed in The Old School Centre, Nance Lane, Illogan.

There being no further business the Chairman closed the meeting at 7.55pm.

Signed: .....

Date: .....