

MINUTES OF A MEETING OF THE PLANNING COMMITTEE
HELD IN THE GUILDHALL, HELSTON
ON THURSDAY 17TH JUNE 2010 AT 6.15 PM

Councillors: Mrs V J Matthew in the Chair

R J L Boase (Town Mayor)
N J C Devenish

K Reynolds
M H Thomas

J P Radford-Gaby

Officers: Miss P J Lavelle – Assistant to the Town Clerk

61. Minutes

On the proposition of Councillor J P Radford-Gaby, seconded by Councillor Reynolds, it was

RESOLVED – that the Minutes of the Meeting held on 3rd June 2010 be approved and signed as a true record.

62. Planning Applications

Category I

Recommendation

- (i) *Planning Application PA10/03168
Replacement garage with artist studio
Higher Pentire House, Degibna Lane, Helston
For Mr & Mrs D & E Turnbull*

Approval

It was proposed by the Mayor, seconded by Councillor Thomas, and unanimously

RESOLVED – that the recommendation be approved per the Category I list and the Cornwall Council Planning Officer advised accordingly.

Category II

- (ii) *Planning Application PA10/00354/LBC
Construction of first floor extension, conversion of upper
floors to create a single flat and conversion of rear
extension to provide 2 flats and the erection of two
new flats (amended scheme)
29 Coinagehall Street, Helston
For Messrs S Kearsley & A Harris*

It was proposed by the Mayor, seconded by Councillor J P Radford-Gaby, and

RESOLVED – that the Town Council recommended refusal of Application PA10/00354/LBC as:

- a) Members were of the opinion that the timber cladding on the east elevation was unsuitable in a Conservation Area; and
- b) no design details had been provided for the re-located bin store.

The Town Council advised that, if the Members' decision was contrary to the Case Officer's recommendation, it agreed that the decision be made under delegated powers.

**(iii) Planning Application PA10/03233
Retention and completion of conservatory
15 Treveth Lane, Helston
For Mr A Gessey**

Councillor Thomas visited the application site together with the Mayor and gave a presentation with the aid of photographs.

It was proposed by Councillor Thomas, seconded by Councillor Devenish, and unanimously

RESOLVED – that the Town Council recommended refusal of Application PA10/03233 as it was of the opinion that:

- a) the colour and material of the conservatory were not in keeping with the surrounding estate; and
- b) the conservatory impinged on the privacy of the neighbouring property.

**(iv) Planning Application PA10/03295
Extension to dwelling
61 Hawkins Way, Helston
For Mr & Mrs Griffiths**

Councillor Reynolds visited the application site and gave a presentation.

It was proposed by Councillor Reynolds, seconded by Councillor Thomas, and unanimously

RESOLVED – that the Town Council recommended approval of Application PA10/03295.

**(v) Reference CS_13780
Site share proposal to upgrade the existing Vodafone
equipment adding 3 new antennae for O₂ and a new
O₂ equipment cabinet
Spiral Construction, Water Ma Trout Ind. Estate, Helston
For Vodafone Ltd**

It was proposed by Councillor Devenish, seconded by Councillor J P Radford-Gaby, and unanimously

RESOLVED – that the Town Council write to the Agent to confirm that Member's would be minded to approve an Application provided that:

- a) the height of the new antenna did not exceed the height of the existing antenna;
- b) the installation fell within the public exposure guidelines established by the ICNIRP; and
- c) the mast was suitable for site sharing.

63. Planning Decisions

Details of Planning Decision Notices received since the last Meeting were tabled and noted. The Assistant to the Town Clerk advised that she had queried the reason why the Town Council had not been consulted on Application PA10/00265/LD and confirmed that consultations were not carried out for Certificates of Lawfulness for a proposed use as the process determined whether planning permission was required.

64. Correspondence Relating to Planning Applications

i) Application PA10/00346/F – The Assistant to the Town Clerk informed Members that a letter had been received from Cornwall Council confirming that Application PA10/00346/F had been referred to the Cornwall Council Planning Committee meeting on 15th June 2010. The Assistant to the Town Clerk further advised that as this date was prior to the Planning Committee meeting Councillor Reynolds had been given delegated authority to attend by the Chairman and Vice-Chairman. Councillor Reynolds then gave Members a report on the Cornwall Council Planning Committee meeting following which it was proposed by Councillor J P Radford-Gaby, seconded by the Mayor, and unanimously

RESOLVED – that a letter be sent to the Chairman of Cornwall Council’s West Sub Area Planning Committee to express Members’ disquiet and to request that items where a site meeting was recommended be considered early in the meeting.

The Assistant to the Town Clerk further advised that a letter had been received from Cornwall Council to confirm that the site meeting would take place at 10am on 24th June 2010. In addition, the Assistant to the Town Clerk advised that the Application would then be discussed at the Cornwall Council Planning Committee meeting on 6th July 2010 but under the Cornwall Council Public Speaking Procedure the Town Council’s representative would not be allowed to speak for a second time. On the proposition of Councillor Devenish, seconded by the Chairman, it was

RESOLVED – that Councillor Reynolds attend the site meeting at 10am on 24th June 2010.

It was further proposed by the Chairman, seconded by Councillor J P Radford-Gaby, and

RESOLVED – that Councillor Reynolds attend the Cornwall Council Planning Committee meeting on 6th July 2010.

ii) 38 Church Street – The Assistant to the Town Clerk advised that following concerns raised regarding work carried out at 38 Church Street without planning permission, she had located an invalid Planning Application for the site. She further reported that she had requested an update on the status of the Planning Application and had been advised that Cornwall Council were waiting for further information and the Applicant had been given seven days to respond.

iii) 39A Church Hill – Councillor J P Radford-Gaby informed Members that further to Min. No. 39/2010 he had attended the Cornwall Council Planning Committee meeting on 24th June 2010 to speak on Application PA10/00279/F and confirmed that the Application had been refused.

65. Planning Enforcement Matters

i) 35 Bulwark Road – The Assistant to the Town Clerk informed Members that she had received a complaint from a member of the public regarding the erection of a garage/workshop at 35 Bulwark Road and advised that, as the Mayor had originally been allocated the application, she had asked him to view the development to clarify if it was being built in accordance with the approved plans. The Mayor advised that the garage/workshop building appeared to be the same size as the approved plans but also included a frosted window and a skylight which were not included on the original plans. He expressed the opinion that the additional windows would not impinge on the privacy of neighbouring properties and would be granted planning permission if sought. This item was noted.

ii) The Willows, Church Street – Further to Min. No. 41/2010 the Assistant to the Town Clerk advised that she had made two requests for an update on Enforcement Complaint EN10/00125 but had not received a response. Following a brief debate it was proposed by Councillor Devenish, seconded by the Chairman, and

RESOLVED – that a letter be sent to the Head of Planning and copied to the Ward Member to express Members’ concerns regarding the lack of progress with the Enforcement Complaint.

66. Planning Training

The Chairman stressed the importance of planning training and asked Members to inform the Town Clerk’s Office which training they wished to attend.

Meeting Closed at 7.12pm

Confirmed

Chairman