



ST AGNES PARISH COUNCIL

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13th August 2024

TO MEMBERS OF THE PLANNING COMMITTEE:

Councillors: Barrow, Bradbury, D Brown, Bunt, Clark, Ripper (Chair), Watson, Woolcott, Wright.

Dear Members,

I hereby give you notice that the meeting of the Planning Committee of St Agnes Parish Council will be held on **Monday 19th August 2024 at 19:15**. The meeting will take place at the Parish Rooms, 17, Vicarage Road, St Agnes TR5 0TL.

All members of the Committee are hereby summoned to attend for the purpose of considering and resolving upon the business about to be transacted at the meeting as set out hereunder.

Yours sincerely

Catherine Nutting, Parish Clerk

Press & Public are invited to attend. Meetings are held in public and could be filmed or recorded by broadcasters, the media or members of the public.

AGENDA

1. **Apologies for absence**
To **RECEIVE** any apologies.
2. **Declarations of interest/Request for dispensations**
To **RECEIVE** any declarations of interest. To **RESOLVE** to grant dispensations where appropriate.
3. **Public participation**
To **RECEIVE** comments. Any member of the public, who so wishes, may speak at this point of the meeting (for a maximum for 3 minutes per person) on items within the remit of the Committee.
4. **Planning Committee meeting minutes: 15th July 2024**
To **RESOLVE** that the minutes of the meeting of the Planning Committee as above, having been previously circulated, be taken as read, approved and signed.
5. **Planning applications for consideration**
To **RECEIVE** a request by the planning authority for consultation and to respond:
 - a. **PA24/05051: [Demolition of conservatory and erection of dayroom](#)**. M Conway. 4, Atlantic Mews, Wheal Kitty, St Agnes TR5 0LT

- b. **PA24/04983:** [Ground and first floor extensions to existing dwelling and creation of annexe at basement level, with associated works.](#) J Cruz. Orchard House, Jollys Lane, Porthtowan TR4 8AX
- c. **PA24/05200:** [Proposed single storey extension \(front and side\).](#) C Raven. Gorse Brae, Forthvean Road, Porthtowan TR4 8AY
- d. **PA24/05135:** [Proposed two storey extension.](#) Mr & Mrs Hickson. Trane Farm Cottage, Mongoose, Mount Hawke TR4 8BT
- e. **PA24/05081:** [Installation of 24 ground mounted solar panels and associated cable run to nearby building.](#) C Goodenough. Gooninnis Farm, Water Lane, St Agnes TR5 0RA
- f. **PA24/04631:** [Conversion and extension of redundant barn to form dwelling & associated work.](#) A Seaton-Burridge. Land West of Green Acres Farm, West End, Blackwater TR4 8HH
- g. **PA24/03337:** [Change of use from holiday let/family to residential.](#) D English. Hunters Barn, Trevellas, St Agnes TR5 0XX
- h. **PA24/05501:** [Loft conversion, rear extension and porch.](#) Mr Gribble. Greenways, Chiverton Cross, Blackwater
- i. **PA24/05671:** [Works to trees subject to a Tree Preservation Order \(TPO\) - Monterey Cypress \(x2\) at front of property.](#) J Bragg. Waney Elm, 18, Trevaunance Road, St Agnes TR5 0SE
- j. **PA24/05555:** [Application for a Lawful Development Certificate for an existing use of the land in conjunction with land on which caravans are stationed for the purposes of human habitation.](#) S Wetherill. Land adjacent to Greenacres Caravans, Wheal Butson Road, St Agnes TR5 0PP
- k. **PA24/05720:** [Extensions and alterations to dwelling.](#) I Forrester. Lanesend, Goonvrea Road, St Agnes TR5 0NH
- l. **PA24/05502:** [Conversion of existing barn to residential dwelling.](#) M Armstrong-Ford. Barn North West of Rose Cottage Farm, Trevellas, St Agnes TR5 0WX
- m. **PA24/05591:** [Creation of new window opening to first floor on gable end.](#) B Haycock (LiveWest Housing Ltd). 38, Whites Close, St Agnes TR5 0TU
- n. **PA24/05911:** [Prior approval for conversion of existing agricultural building to a single dwelling.](#) I Finlay. Mawla Farm Barn, Mawla, Redruth TR16 5DW

- o. **PA24/05601:** [Application for non-material amendment to PA22/07306 for 'Affordable housing led development of 32 homes \(bungalows/dormer bungalows\), including access and associated works', namely: 1\) Amendments to appearance of porch and dormers. 2\) Amendments to plot levels. 3\) Amendment to road width adjacent to plots 28, 29 & 30 from 4000mm to 5500mm. 4\) Adjustment to position of plots 11, 14, 18, 19, 20, 21, 22 & 28 \(by no more than 900mm\). 5\) Amendment to off-site works.](#) J Duncan (Studio ARC Ltd). Land adjacent to North Hill, Blackwater
- p. **PA24/04853:** [Application for 'Permission in Principle' for the construction of two dwellings.](#) M Roberts. Land South West of 25, Goonbell, St Agnes TR5 OPN
- q. **PA24/05975:** [Prior approval \(Class R\) for proposed change of use of an agricultural building to an aparthotel \(C1 use\).](#) R Richards. Land at Higher Bal, Beacon Drive, St Agnes TR5 OND
6. **Reports from Council representatives**
To **NOTE** any reports.
7. **NDP Working Group**
To **RESOLVE** to form a small Working Group to conduct the Year 5 NDP (annual) review.
8. **NALC news bulletin & Cornwall Council briefing – Proposed changes to the NPPF**
To **NOTE** the information contained in the above, including the [Government consultation](#) seeking views on the proposed reforms to the National Planning Policy Framework (NPPF) and other changes to the planning system.
9. **Planning Enforcement cases**
To **NOTE** the following case has been raised with the Cornwall Council Enforcement Team for investigation:
- 'Riverside', Porthtowan, Truro TR4 8UB. Alleged non-compliance with previously approved plans and alleged evidence of new building works beginning on site without approval. **Pending investigation.**
10. **Local Council (5 day) Protocol requests from Cornwall Council**
To **NOTE** the following request has been received since the last Planning Committee meeting and a response issued:
- PA24/02993 – 'Up N Under', Wheal Butson Road, St Agnes TR5 OPW. Change of use of land to residential use. **Agree to Disagree with the Officer for conditional approval.**
11. **Public Bodies (Admissions to Meetings) Act 1960**
To **RESOLVE** that in view of the confidential or special nature of the business about to be transacted it is advisable that the press and public be excluded and instructed to withdraw during the discussion for the following items: None.