

MINUTES of the Planning Committee Meeting held on Wednesday 20 November 2019 at 9.30 a.m. in the Shire House Suite, Bodmin.

PRESENT: Councillor E M Ahearn presiding; together with Councillors, J A Bassett (arrived at 9.31 a.m. from Item P/2019/265), P Brown, A J Coppin, J R Gibbs, P L G Skea, and K W Stubbs. Councillors, T M Barbery and J Gammon and were also in attendance but did not vote, not being Members of this Committee.

IN ATTENDANCE: Mr. P Martin (Deputy Chief Executive) and Mrs. T Stiles (Senior Administration Assistant / Mayor's Secretary).

P/2019/263

CHAIRMAN'S ANNOUNCEMENTS AND APOLOGIES:

Apologies had been received from Councillor J Cooper. There were no announcements.

P/2019/264

Declarations of Interest – Members to declare interests in respect of any agenda item.

Councillor E Ahearn declared a Non-Registerable Interest in Item P/2019/267 as the applicant is a near neighbour.

P/2019/265

PUBLIC REPRESENTATION SESSION – An opportunity for local residents to make representations or ask questions relating to items on this agenda. (Note: a maximum of 15 minutes will be allocated for this session and there will be a time constraint of 5 minutes per speaker).

The Chair reiterated that if members of the public wished to speak about Planning matters that did not relate to an item on this Agenda it would be at her discretion.

(Councillor J Bassett joined the meeting at 9.31 a.m.).

There were two members of the public present. Christine Howard wished to place on record her thanks to the Town Clerk and Deputy Chief Executive for the work they put in to assist with securing the ACV on Bodmin Leisure Centre and all associated sports pitches.

P/2019/266 – PA19/09382

Replacement dwelling for variation of Condition 3 (plans) of Decision Notice PA19/02221 dated 26 June 2019 – Plot 2, 35 Rhind Street, Bodmin – Heaton and Sons Ltd;

In response to a query from Councillor Brown the DCE spoke to clarify details of the Condition upon which the variation was applied for.

Following discussion, it was AGREED to make the following representation:

Bodmin Town Council supports this application.

P/2019/267 – PA19/09541

Permission in Principle for residential development – Land off Burnards Lane, Dennison Road, Bodmin – Mr and Mrs D Richards;

Councillor Ahearn reiterated her Interest in this item and left the meeting for the duration of the discussion and voting thereon. In the absence of the Vice-Chair, a vote was taken to elect Councillor Coppin to the Chair for this item and Councillor Coppin duly assumed the Chair.

Members discussed the location and the access issues. Councillor Coppin voiced his concerns over the potential loss of green space, mature trees and hedges which would need to be mitigated in the event of any development taking place. The comments from Highways arising out of the Pre-Application advice were NOTED and Members were minded to concur with the sentiment.

Following discussion, it was AGREED to make the following representation:

Bodmin Town Council supports this application in principle, subject to any concerns raised by Highways and the Tree Officer being adequately addressed.

Councillor Ahearn rejoined the meeting at 9.39 a.m. and retook the Chair.

P/2019/268 – PA19/09733 Single and two storey extensions to the existing dwelling house – 28 Paull Road, Bodmin – Mr and Mrs Andrews;

Members discussed the detail of the application and the location. It was considered that a precedent for similar extensions in the immediate vicinity had already been set. Councillor Coppin felt that the proposed extension was sympathetic and was pleased to note that it did not result in a significant loss of amenity space.

It was AGREED to make the following representation:

Bodmin Town Council supports this application.

P/2019/269 Update on Design Review Panel meeting held on Wednesday 9 November 2019 – Councillor J A Bassett to report;

Councillor Bassett spoke to update Members on her attendance at the Design Review Panel meeting. She reported that she had found it a very useful and informative opportunity to observe the process. Councillor Bassett considered it was a positive step to have dialogue across architectural; design; and environmental issues so early in the development process.

It was AGREED that the SAA/MS would contact Cornwall Council to provide feedback and encourage future invitations to attend.

Following on from Councillor Bassett's report Members briefly discussed the presentation received from Marengo Communications on behalf of Bunnyhomes regarding proposals for the land adjacent to Old Callywith Road (Item P/2019/262 refers). The Chair considered that Bunnyhomes were open to dialogue on the proposals, and that they had historically approached their developments in a positive way looking to engage with the local community.

The Chair confirmed that representatives from Cornwall Council's Planning (Area 5) Team had been invited to attend a future meeting of this Committee and hoped that all Members would embrace the opportunity to work with them on shaping developments for Bodmin in a positive manner.

The meeting was closed at 9.50 a.m.