



ST MEWAN PARISH COUNCIL

Parish Clerk: Wendy Yelland (CiLCA)
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Draft Planning Committee Meeting Minutes: 9th April 2025 commencing at 17.30 pm in St Marks Church Hall, Sticker

Present: Cllr Mrs Tarbox (Chair), Cllr Mrs Heyward, Cllr Vine

In attendance: Wendy Yelland Parish Clerk

Public Present: None

P93/25 Apologies

Cllr Davis, Cllr Jannaway, Cornwall Cllr Michael Bunney Received and duly accepted

P94/25 Declarations of Interest Members/Dispensations

There are no declarations of interest.

While I/Members may express an opinion for or against a proposal at this meeting, my/our mind(s) is/are not closed, and I/we will only come to a conclusion on whether I/we should support the scheme or offer an objection after I/we have listened to the full debate and in receipt of a planning application.

P95/25 Public Participation

No public present.

P96/25 Committee Meeting Minutes: 12th March 2025

It was

RESOLVED that the above Minutes of the Planning Committee having been previously circulated, be taken as read, approved and signed. There were no matters arising from the Minutes. Prop Cllr Vine, sec Cllr Mrs Heyward.

P97/25 Clerk's Report

No clerks report

P98/25 Planning Applications

The Parish Council has been consulted on the planning applications listed below. The Committee is asked to consider the applications and agree a response to the Planning Authority (Cornwall Council)

The applications and their plans can be viewed on the Online Planning Register at

<https://www.cornwall.gov.uk/planning-and-building-control/planning-applications/online-planning-register/>

i. Application PA25/00784

Proposal Conversion of an existing structure with an extension to provide addition ancillary accommodation

Location 1 Esmond Villas Polgooth St Austell Cornwall

Applicant Mrs Geoff Coombe developer / designer Grid Ref 199682 / 50563

Discussion took place, and associated documents were viewed together with the St Mewan Neighbourhood Development Plan and Design Code and it was **RESOLVED** to **SUPPORT** the application in principle but would like to see an additional space for parking to be considered. Prop Cllr Mrs Tarbox, sec Cllr Vine.

ii. **Application** PA25/O1869

Proposal 'Demolition of the existing building, the erection of a two storey detached dwelling and a single storey detached shed for Bat Mitigation. Revised siting of dwelling to PA21/O4353 dated 12th July 2021' without compliance with Condition 4 of decision notice PA21/12529 dated 23/03/2022.

Location Land North Of Thatchers Lodge Chapel Hill Sticker Cornwall

Applicant Coastal Building Ltd

Grid Ref 198148 / 50145

Discussion took place, and associated documents were viewed together with the St Mewan Neighbourhood Development Plan and Design Code and it was **RESOLVED** to **SUPPORT** the application. Cllr Mrs Tarbox, sec Cllr Mrs Heyward.

P99/25 Planning, Appeals, Enforcement Decisions and 5-day protocols

- a) To **RECEIVE** planning, appeals or appeal outcomes to date. **RESOLVE** any further action if appropriate
- b) To **RECEIVE** updates on planning/planning enforcement, **REFER** any new issues if appropriate.
- c) To **RECEIVE** any 5-day protocols/ updates

Planning Appeal

MHCLG ref:	APP/DO840/W/25/3361454
Cornwall Council ref:	PA23/O9322
Appeal start date:	27 March 2025
Proposal:	Outline Planning Permission with some matters reserved (appearance, landscaping, layout and scale) for the erection of up to 20 residential units, including 16 affordable homes, associated infrastructure and works to the highway.
Location:	Land West Of The Glenleigh Park, Sticker, Cornwall, PL26 7JB
Appellant:	Mr Ross Furse
Cornwall Council decision:	REFUSED

It was **RESOLVED** to re-in enforce council's objections but to wait for the further information requested before submitting to the inspectorate. Prop Cllrs Tarbox, sec Cllr Vine.

5 day Protocol

Application PA25/OO819 **Proposal** Application for Permission in Principle for the construction of up to 4 dwellings (minimum of 1, maximum of 4). **Location** Trecarne Trevanion Lane Trewoon St Austell **Applicant** Mr Max Sampson **Grid Ref** 199449 / 53017

It was **RESOLVED** to **DISAGREE** as previous St Mewan Parish Council including the Ramblers and other valid objections have not been considered including vehicular site access and egress for potential residents onto a well-used **public footpath** which will endanger the lives of walkers.

P100/25 To consider applications after despatch of the agenda as published on the Parish Council website.
None

P101/25 Members reports/feedback from training/workshops/meetings/external bodies/matters of interest in the parish
None

P102/25 Correspondence received up to time of meeting (previously circulated and for information only)

1. Resident requesting thoughts from the Parish Council regarding pre- application advice given by Cornwall Council Planning Officer.
No comments from the PC are made on Pre-applications.

There being no further business to be transacted the meeting closed at 17.50pm

Urgent Confidential Planning item filed under minute no P103/25

Signed.....

Chair of Planning

Date:.....

Cllr Mrs Tarbox (Chair)
Cllr Vine (Vice Chair)
Cllr Mrs Heyward
Cllr Davis
Cllr Jannaway