



Redruth Civic Centre, Alma Place, Redruth, Cornwall TR15 2AT

Tel No: 01209-210038 e-mail: admin@redruth-tc.gov.uk

Town Mayor: Cllr M J Brown

Town Clerk: P B Bennett

Our Reference:
RTC/420/3/Mtg
Date:
4th May 2022

See Distribution

Dear Councillor

Meeting of the Planning Committee – Monday 9th May 2022

You are summoned to attend a meeting of the Redruth Town Council Planning Committee to be held at Redruth Civic Centre, Alma Place on Monday 9th May 2022. Proceedings will commence promptly at 7pm.

The Agenda and associated papers are enclosed for your reference and information.

Although the Covid-19 guidelines have now been relaxed, we request that Members do not attend the Council building before 6:50 p.m. Entry to the building will be through the main access doors to the Library and we ask that you continue to wear a face covering, unless exempt, and sanitise hands on entry. At the conclusion of the meeting members are asked to vacate the building promptly through the external door in the Langman Room to Alma Place.

Yours sincerely

Peter Bennett
Town Clerk

Enclosure:

1. Agenda and associated documentation

Distribution:

Cllr S Barnes
Cllr H Biscoe
Cllr Mrs A Biscoe
Cllr A Bishop
Cllr M Brown
Cllr Mrs B Ellenbroek
Cllr L Collins
Cllr W Tremayne

For Information:

All other Councillors
Cornwall Council Members
Press & Public

REDRUTH TOWN COUNCIL
PLANNING COMMITTEE MEETING – Monday 9th May 2022

AGENDA

PART I – PUBLIC SESSION

1. To receive apologies for absence
2. Members to declare any disclosable pecuniary interests or non-registerable interests (including details thereof) in respect of any item(s) on this Agenda
3. *To suspend Standing Orders to allow the public to speak*
4. To allow the public to put questions to the Council on any matters relating to this Agenda
5. *To reinstate Standing Orders*
6. To consider the planning applications [See Planning Schedule attached]
7. To confirm minutes of the following meetings:
 - 7.1 Meeting of the Planning Committee held on 11th April 2022
 - 7.2 Interim Meeting of the Planning Committee held on 25th April 2022
8. Clerk's Report
9. To receive correspondence:
 - 9.1 Decision Notice Schedule
 - 9.2 Licensed Premises Schedule
 - 9.3 Cornwall Council – PA22/03754, 5 West End, Works to trees in a Conservation Area (CA), works include the felling of T1 (Lime tree), T2 (Hawthorne tree), T3 (Sycamore tree), T4 (Sycamore tree), T6 (Sycamore tree) and T7 (Sycamore tree). Works also include the 3m crown reduction of both T5 (Sycamore tree) and T8 (Ash tree)
 - 9.4 Cornwall Council – PA22/04095, Garsewednack Residential Home, 132 Albany Road, Works to trees in a conservation area (CA), works are to T1 (Ash) – section dismantle to base, 60% crown die back and replant with 1.5m Silver Birch and T2 (Sycamore) – remove dead wood over 25mm diameter and prune back side of canopy closest to number 128 Albany Road

REDRUTH TOWN COUNCIL PLANNING COMMITTEE

SUBMISSIONS FOR: Monday 9th May 2022

LIST 1 (FOR APPROVAL EN-BLOC)

Ser No	Planning App No (All PA22/ unless otherwise stated)	Details	Ward	Reply
1	02625	Flats to Rear of 3 Bond Street Change of use of office and store to flat. Construction of external stairs and formation of first floor front door For Mr P James, PRJ Property Ltd	South	Supported
2	03085	70 Fore Street Installation of external shutter Mr Jonathon Hardy, Specsavers	North	Supported
3	03786	1 Reades Way, Tolgus Non-material amendment in relation to decision notice PA20/02195 dated 16.1.2020: for confirmation of landscape and public open space phasing/delivery with additional confirmation of external boundary treatment types and details of local equipped play area (LEAP) design For Tony Brown, Vistry Partnerships South West	North	Supported
4	03275	Jasmine Cottage, Old Portreath Road Kitchen extension For Mr Nick Gough	North	Supported
5	03067	Heathcliff, Buller Hill, Buller Downs Proposed increase to roof ridge height and pitch, window heights also altered For Mr and Mrs Powell	South	Supported
6	02802	Greenbank Farm, Greenbank, St Day Road Application for discharge of planning obligation dated 28.07.1992 attached to decision W2/89/01728/O to allow sale of land separately to agricultural dwelling For Kevin Knuckey	Redruth Central, Carharrack & St Day	Supported

7	03392	Barns West of Sinlee, Little Sinns Conversion of existing barns to form two dwellings and alterations to form garage and associated works For Mrs J Reed	North	Supported
8	03365	Former Piggery, Farrow Valley, Sinns Common Replacement of existing barn with prior approval granted for conversion to residential use (PA21/01275) with a new build dwelling For Mr J Robson	North	Supported
9	12510 (PA21)	Higher Laity Farm, Old Portreath Road Proposed two storey extension For Mrs Katy Green	North	Supported
10	03291	Old Goonrawe Farm, Goonrawe, Sparnon Gate Extension and alteration to the existing dwelling and erection of detached garage For Mr & Mrs R Hawken	North	Supported

LIST 2

Ser No	Planning App No (All PA22/ unless otherwise stated)	Details	Ward	Reply
11	03532 (Cllr Tremayne)	Land South of Gwel An Mor, Sandy Lane Retention and completion of engineering operations including construction of levelled terraces, formation of track, installation of soakaway and electricity and water connections. Change of use of part of agricultural land to Use Class B8 storage and stationing of shipping container, erection of 3no. polytunnels For Mr Pascoe	South	



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Town Mayor: Cllr M Brown

Town Clerk: P B Bennett

Minutes of a Meeting of the Redruth Town Council Planning Committee held at Redruth Civic Centre, Alma Place, Redruth on Monday 11th April 2022

Present: Cllr H Biscoe Chair
Cllr S Barnes
Cllr A Biscoe
Cllr M Brown
Cllr L Collins

In attendance: Ms A Hunt Operations & Facilities Officer
Ms C Coomber Administration Assistant
Cllr I Thomas

PART I – PUBLIC SESSION

1461.1 To receive apologies for absence

Apologies were received from Cllrs Ellenbroek (unwell), Bishop and Tremayne (other commitments)

1461.2 Members to declare any disclosable pecuniary interests or non-registerable interests (including details thereof) in respect of any item(s) on this Agenda.

None were declared.

1461.3 To consider the planning applications

1461.3.1 The planning applications were dealt with in accordance with the attached Annex A to these minutes.

1461.4 To confirm the minutes of the following meetings:

1461.4.1 Meeting of the Planning Committee held on 14th March 2022

RESOLVED by Majority to confirm the minutes of the Meeting of the Planning Committee held on 14th March 2022 as a true and accurate record of proceedings [Proposed Cllr Collins; Seconded Cllr Barnes]. Cllr Brown abstained as he had not been present at the meeting.

1461.4.2 Interim Meeting of the Planning Committee held on 28th March 2022

Unanimously RESOLVED to confirm the minutes of the Meeting of the Interim Planning Committee held on 28th March 2022 as a true and accurate record of proceedings [Proposed Cllr Brown; Seconded Cllr Barnes].

1461.5 Clerk's Report

A report had been circulated prior to the meeting. The report was noted.

1461.5.1 Unanimously RESOLVED to write to the Cornwall Council Portfolio holder for Transport in relation to the ongoing and increasing issues around on-street parking, requesting

consideration be given to: (i) clearing land by Gladstone's Terrace to create additional parking spaces and (ii) reserving a portion of Flowerpot Chapel car park for the use of residents in surrounding streets to park during the day at a reduced season ticket rate [Proposed Cllr Barnes; Seconded Cllr Mrs Biscoe].

1461.6 **To receive correspondence**

1461.6.1 *Decision Notice Schedule*

The schedule was noted.

1461.6.2 *Licensed Premises Schedule*

The schedule was noted.

1461.6.3 *Cornwall Council Notification of Appeal: PA21/03726, Land West of Wheal Prussia Dry. Wheal Prussia, Treleigh*

The correspondence was noted.

1461.6.4 *The Planning Inspectorate – Appeal Decision PA21/04082, Land East of Plen an Merther, Radnor Road*

The correspondence was noted

1461.6.5 *The Planning Inspectorate – Appeal Decision PA20/11276, Former Unit H, Bartles Industrial Estate, North Street*

The correspondence was noted.

1461.6.6 *Biffa – Community Liaison Meeting*

Cllrs Biscoe and Mrs Biscoe advised that they may be able to attend on certain of the proposed dates. The correspondence was noted.

1461.6.7 *Cornwall Council – Naming new Development and Streets in Cornwall: Use of Cornish Language*

The correspondence was noted

Chairman

REDRUTH TOWN COUNCIL – PLANNING SCHEDULE**ANNEX A**

All references for PA22/ unless otherwise stated

Meeting: 11th April 2022

REF NO	CC REF	SITE	PROPOSAL	DECISION
LIST 1 Unanimously RESOLVED that Recommendations on List 1 are supported en bloc. [Proposed Cllr Brown, Seconded Cllr Collins]				
1	02402	1 Park Rosmoren, Treleigh	Extension to the front of existing garage and the building of a first floor bedroom and en suite above the garage	Supported
2	02086	11 Green Lane	Proposed change of use from Office E(c)(ii) use to C3 residential forming three residential flats	Supported
3	02612	39 Mount Ambrose	Loft and balcony extension	Supported
LIST 2				
REF NO	CC REF	SITE	PROPOSAL	DECISION
NIL				



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Town Mayor: Cllr M Brown

Town Clerk: P B Bennett

Minutes of an Interim Meeting of the Redruth Town Council Planning Committee held at Redruth Civic Centre, Alma Place, Redruth on Monday 25th April 2022

Present: Cllr H Biscoe Chair
Cllr S Barnes
Cllr A Biscoe
Cllr Brown
Cllr Ellenbroek
Cllr W Tremayne

In attendance: Ms A Hunt Operations & Facilities Officer
Ms C Coomber Administration Assistant
Cllr I Thomas
One local resident was also in attendance

PART I – PUBLIC SESSION

1464.1 To receive apologies for absence

Apologies were received from Cllrs Collins and Bishop (other commitments).

1464.2 Members to declare any disclosable pecuniary interests or non-registerable interests (including details thereof) in respect of any item(s) on this Agenda.

None were declared.

1464.3 To consider the planning applications

1464.3.1 The planning applications were dealt with in accordance with the attached Annex A to these minutes.

1464.4 To receive correspondence

Cornwall Council - Land adj to Seaton Business Centre, Scorrier Road, Redruth, Tree Preservation Order 2022

The correspondence was noted.

Chairman

REDRUTH TOWN COUNCIL – PLANNING SCHEDULE

ANNEX A

All references for PA22/ unless otherwise stated

Meeting: 25th April 2022

REF NO	CC REF	SITE	PROPOSAL	DECISION
<p>LIST 1 Unanimously RESOLVED that Recommendations on List 1 are supported en bloc. [Proposed Cllr Brown; Seconded Cllr Mrs Biscoe]</p>				
1	02678	Unit 3, Wood Mine Business Park, Semmens Way	4 new windows to first floor, new external Air Source Heat Pump unit and new ventilation terminals to rear wall	Supported
2	03448	16 Trewirgie Road	Works to a tree subject to a tree preservation order (TPO), works are to a Chile Pine tree in the centre of the driveway for the reduction of the crown by 50%	Supported
3	03059	4 Polruan Road, Roseland Gardens	Single storey rear extension	Supported
4	03332	Chi Gwynn, Treleigh	Proposed garage with utility room	Supported

LIST 2

REF NO	CC REF	SITE	PROPOSAL	DECISION
5	03291	Old Goonrawe Farm, Goonrawe, Sparmon Gate	Two storey extension	Unanimously RESOLVED to support the application [Proposed Cllr Mrs Biscoe; Seconded Cllr Barnes]

Redruth Town Council
Clerk's Report – Planning Committee
Meeting Date: 9th May 2022

Ser No	Item	Action	Response
1461.5.1	Parking concerns at Bellevue	Unanimously RESOLVED to write to the Cornwall Council Portfolio holder for Transport in relation to the ongoing and increasing issues around on-street parking, requesting consideration be given to: (i) clearing land by Gladstone's Terrace to create additional parking spaces and (ii) reserving a portion of Flowerpot Chapel car park for the use of residents in surrounding streets to park during the day at a reduced season ticket rate	Letter sent

Planning Committee

Meeting 9th May 2022

Decision Notice Schedule

All references for PA22 unless otherwise stated

RTC REF	CC REF	SITE	PROPOSAL	RTC DECISION	CC DECISION
1410.6.1.6 1434.3.1.13	03308 (PA21)	102 Southgate Street	Residential development of nine houses	Unanimously RESOLVED to support the application, providing that the advice received from Highways and conservation surveys is followed RESOLVED by Majority to support the application, providing that the advice received from Highways is followed	Approved
1425.3.1.8	06705 (PA21)	West Trefula Farm, St Day Road	The construction of a dwelling annexe not self-contained	Unanimously RESOLVED to support the application	Approved
1453.6.1.4	00781	4 Carbis Court	Retention of a 3m x 3m double glazed summerhouse as a barber's shop	Unanimously RESOLVED to support the application	Approved
1452.3.1.7	00921	27 Blights Row	'Proposed extension at ground floor level to existing garage and extension over garage to provide ancillary accommodation' with variation of conditions 2 and 3 of decision PA18/11019 dated 28/02/2019	Unanimously RESOLVED to support the application	Approved

1453.6.1.1	01158	45 Cardrew Industrial Estate, Cardrew Way	Planning application for the continued use of the materials recycling facility, increase to the annual waste input and for the construction of external storage bays at Redruth Materials Recycling Facility with variation of condition 8 (working hours) of decision PA20/01238 dated 10.06.2020	Unanimously RESOLVED to support the application on the proviso that the Local Liaison Group raises no objection to the proposed extension of operating hours	Approved
1452.3.1.10	00478	Land adj to Treetops, Trevingey Parc	Proposed 2no. dwellings, subsequent to outline permission PA17/08453	RESOLVED by Majority not to support the application given that concerns raised regarding drainage have not been addressed. Redruth Town Council continues to have concerns in relation to the ground stability of the site and the potential for land slip and asks that full investigations are carried out, with any remedial work completed prior to any building work being permitted to commence	Approved
1452.3.1.6	00863	7 South Park	Bedroom extension	Unanimously RESOLVED to support the application	Approved
1453.6.1.2	01330	Treskerby Farm, Treskerby	Replacement of existing outbuilding and solar panels installed on inner roof slope of main farmhouse	Unanimously RESOLVED to support the application	Approved
1453.6.1.3	01331	Treskerby Farm, Treskerby	Listed Building Consent for proposed replacement of existing outbuilding and solar panels installed on inner roof slope of main farmhouse	Unanimously RESOLVED to support the application	Approved

1458.3.1.1	02257	Parc Vean House, Parc Vean, Coach Lane	Non-material amendment in relation to decision notice PA21/09090 dated 16.12.2021: use existing window opening rather than forming a new opening completely	Unanimously RESOLVED to support the application	Approved
1446.6.1.14	10379 (PA21)	Land East of Chapel Farm Cottage, Bassett Road, North Country	Demolition of barn and construction of two dwellings	Unanimously RESOLVED to support the application	Approved
1434.3.1.12	08117 (PA21)	Land Rear of 43 Clinton Road, Park Road	Construction of two residential apartments and two semi-detached houses with associated parking and landscaping	Unanimously RESOLVED not to support the application on the grounds that the proposals represent overdevelopment of the site	Refused
1440.3.1.2	10308 (PA21)	River Barns, Old Portreath Road, Bridge	Proposed change of use of land as extension to caravan site including installation of static caravans	Unanimously RESOLVED to support the application	Approved
1461.3.1.1	02402	1 Park Rosmoren, Treleigh	Extension to the front of existing garage and the building of a first floor bedroom and en suite above the garage	Unanimously RESOLVED to support the application	Approved

TPO / TCA Apps - an application for works to trees within a Conservation Area. The Officers have decided not to place a Tree Preservation Order on the tree and therefore the works can be carried out.

CAADs, PIPs and LUs - Certificate of Appropriate Alternative Development, Permission in Principle and Lawful Use applications

REDRUTH TOWN COUNCIL PLANNING COMMITTEE

LICENSED PREMISES SUBMISSIONS FOR:

Monday 9th May 2022

Ser No	License No <i>(All LI22/ unless otherwise stated)</i>	Details
12	001866	Beer Ambulance, Gweal Pawl Variation to licensed hours for the supply of alcohol For Matthew Kneebone

By email

Mr P Bennett
Clerk To Redruth Town Council
The Chambers
Penryn Street
Redruth
TR15 2SP

Your ref:
My ref: PA22/03754
Date: 21 April 2022

Dear Mr Bennett

Application PA22/03754
Proposal Works to trees in a Conservation Area (CA), works include the felling of T1 (Lime tree), T2 (Hawthorne tree), T3 (Sycamore tree), T4 (Sycamore tree), T6 (Sycamore tree) and T7 (Sycamore tree). Works also include the 3m crown reduction of both T5 (Sycamore tree) and T8 (Ash tree).
Location 5 West End Redruth Cornwall TR15 2SB
Applicant Mr Steve Williams

The above-mentioned application has been received by the Area 2 Team of Cornwall Council's Development Management Service and is available for you to view online at <https://planning.cornwall.gov.uk/online-applications>.

As this application is for works to trees in a Conservation Area, it will be decided under delegated authority. There is no need for you to submit any comments to the local planning authority as this communication is merely to notify you that an application has been received.

If you have any questions or concerns please contact me on

Yours sincerely

Joshua Bourne

Development Officer (Introductory)
Development Management Service
Tel:



By email

Mr P Bennett
Clerk To Redruth Town Council
The Chambers
Penryn Street
Redruth
TR15 2SP

Your ref:
My ref: PA22/04095
Date: 3 May 2022

Dear Mr Bennett

Application PA22/04095
Proposal Works to trees in a conservation area (CA), works are to T1 (Ash) - section dismantle to base, 60% crown die back and replant with 1.5m Silver Birch and T2 (Sycamore) - remove dead wood over 25mm diameter and prune back side of canopy closest to number 128 Albany road.
Location Garsewednack Residential Home 132 Albany Road Redruth Cornwall TR15 2HZ
Applicant

The above-mentioned application has been received by the Area 2 Team of Cornwall Council's Development Management Service and is available for you to view online at <https://planning.cornwall.gov.uk/online-applications>.

As this application is for works to trees in a Conservation Area, it will be decided under delegated authority. There is no need for you to submit any comments to the local planning authority as this communication is merely to notify you that an application has been received.

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Yours sincerely

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Cornwall Council
Correspondence Address: Cornwall Council Planning, PO Box 676, Threemilestone, Truro, TR1 9EQ
planning@cornwall.gov.uk
Tel: 0300 1234 151 www.cornwall.gov.uk