

**MEETING OF THE PLANNING COMMITTEE HELD THURSDAY 4 APRIL 2019
at 7.00 pm**

PRESENT: Councillors Mrs Carlyon, Ellis, Nolan, Mrs Nolan, Smith, Mrs Swain, Tamblyn, Vella (Chairman) Webb and Wells.

APOLOGIES: Apologies for absence were reported from Councillors Ms Southcombe and Mrs Tudor

394 DISCLOSURES OR DECLARATIONS OF INTEREST

3 Kenwyn Road (PA19/01896) – Schedule 1 (Minute 396 (a))

Councillor Wells declared an interest in the above item as the applicant is his neighbour.

3 Charles Street (PA19/01469) – Schedule 2 (Minute 396 (b) (ii))

Councillor Vella (Chairman) declared an interest in the above item as he is the architect for the application. Councillors Mrs Swain and Nolan declared an interest in the above application as they are both trustees for the Truro and Falmouth Liberal Democrats building.

Residents' Parking Zones (Minute 397)

Councillor Tamblyn declared an interest in the above item as he is an employee of Cormac.

395 MINUTES

The Minutes of the meeting held 7 March 2019, having been before Council on 25 March 2018, were signed as a correct record.

396 PLANNING CONSULTATION

(a) Schedule 1

Further to all Councillors of Truro City Council being given the opportunity to submit comments to applications in their Ward (by an agreed deadline), and for Members of the Planning Committee to comment on this Schedule prior to publication of the agenda for this meeting, it was proposed by Councillor Vella (Chairman) that it be unanimously:

RESOLVED that the recommendations contained within Schedule 1, as proposed by the Chairman, be adopted by the Planning Committee.

(b) Schedule 2

The Committee considered plans submitted in accordance with the planning consultation procedure, details of which are attached (Schedule 2), and, that it be

RESOLVED that Cornwall Council be informed of the following recommendations as voted upon by Truro City Council's Planning Committee: -

(i) 47 Treworder Road (1)
(PA19/00874)

Unanimous approval recommended for the construction of single-storey rear extension and creation of an additional parking space.

Proposer: Councillor Ellis

Seconder: Councillor Smith (Mayor Elect)

(ii) **3 Charles Street (2)**
(PA19/01469)

Unanimous approval recommended for the repair and refurbishment of the building.

Proposer: Councillor Tamblyn
Secunder: Councillor Ellis

As they declared an interest in the above application, Councillors Vella, Nolan and Mrs Swain left the room during the discussion and did not vote on the recommendation.

(iii) **Jacksons Ope, Union Street (3)**
(PA19/01597)

Unanimous refusal of the proposed first floor extensions on the grounds of the proposal being unneighbourly as it intensifies the use of the roof space, with windows overlooking the neighbouring garden. Members also felt the proposal was overdevelopment within the Conservation Area.

Proposer: Councillor Mrs Carlyon
Secunder: Councillor Mrs Swain

(iv) **45 Treyew Road (4)**
(PA19/01844)

Refusal recommended for the removal and replacement of an existing rear extension as though Members had no objection to the extension in principle, they felt the design to be unsympathetic to the existing building, with inappropriate fenestration and unsuitable materials. The Committee invite the applicant to submit a revised proposal.

Proposer: Councillor Wells
Secunder: Councillor Mrs Carlyon

Councillors Mrs Nolan and Smith (Mayor Elect) requested their names be recorded as voting against the above recommendation. Councillor Nolan requested his name be recorded as having abstained from voting on the above application.

(v) **Tremerryn, 16 Comprigney Hill (5)**
(PA19/01960)

Unanimous refusal recommended for the proposed extension over existing dwelling and internal works as Members felt the design was out of character for the immediate vicinity and the height significantly altered the streetscape, in line with the public comments submitted by Influence Planning.

Proposer: Councillor Smith (Mayor Elect)
Secunder: Councillor Ellis

(vi) **56 Lemon Street (6 & 7)**
(PA19/02054 & PA19/02055)

Unanimous approval recommended on the conditions that the trellis is lowered, as specified within the application, and that the Historic Environment Team approve the works.

Proposer: Councillor Ellis
Secunder: Councillor Webb

(vii) **1 Penair Crescent (8)**
(PA19/02271)

Approval recommended for a less extensive reduction of the Beech tree than proposed, subject to the tree being managed in accordance with the Tree Officer's views.

Proposer: Councillor Mrs Carlyon
Seconder: Councillor Tamblyn

(ix) **11 Cotsland Road (9)**
(PA19/02565)

Unanimous refusal recommended for the proposed residential extension on the grounds of overdevelopment, the loss of amenity space, and the potential threat to the Sycamores covered by Tree Preservation Orders.

Proposer: Councillor Tamblyn
Seconder: Councillor Mrs Carlyon

Councillor Tamblyn left the meeting at 7:50pm.

397 RESIDENTS' PARKING ZONES

Members considered proposed changes to existing residents' parking zones (link circulated prior to the agenda). It was noted the current charges for the Truro Zones are £25 p/a for the 1st permit, £31.25 for the second. The proposed cost for permits was £50 p/a for the 1st permit, £75 p/a for the second. The closing date for comments was Friday 5 April 2019.

Following discussion, which included conversation relating to the trial of carers receiving permits, which Councillor Nolan commented the details of which would be modified as needed, it was proposed by the Chairman that the Planning Clerk would respond to the above consultation with the following comments;

RESOLVED that Truro City Council wished to comment with the following on the Residents' Parking Zones consultation:

- (i) Members did not approve of the significant and disproportionate price increase of the parking permit charges, and felt there should be a transition period where this is phased in;
- (ii) There had been insufficient notification of the consultation, therefore not allowing for due consideration to an important issue. Members commented that if preparations were already underway prior to Cornwall Council receiving consultation responses then it was not a consultation at all;
- (ii) Members did not feel individual vehicle registration numbers should be linked to permits as this could still allow for secondary sales. Instead, it was suggested that addresses of permit holders could be linked to each permit via a database (perhaps identified via a barcode system). This would allow for Cornwall Council to easily identify which dwelling had which permit(s).

398 TRURO CONSERVATION AREA ADVISORY COMMITTEE

Councillor Vella (Chairman) informed Members that following conversations he, Councillor Mrs Carlyon and Councillor Biscoe had with the Town Clerk, there was the opportunity for a report to be submitted to the Finance and General Purposes Committee by the Town Clerk, requesting consideration of increasing the hours of the new part-time Planning Assistant to allow for her to also act as a sole administrator for the Truro Conservation Area Advisory Committee. It was also

intended that the Committee should be adopted by the City Council to become a sub-committee of the Planning Committee.

Members commented the formation of the new group would need to be carefully considered, including the rules that would be set out by Truro City Council. Councillor Wells pointed out that Standing Orders already allowed for non-Councillors to sit on sub-committees, but they would be required to adhere to the Council's code of conduct.

It was therefore proposed by the Chairman and

RESOLVED that the Town Clerk submits a report to the Finance and General Purposes Committee outlining the cost of the increase of hours required for the part-time Planning Assistant to administer for the Truro Conservation Area Advisory Committee and that the TCAAC be reconstituted as a committee of the council.

399 LANGARTH STAKEHOLDER GROUP

Further to Minute 360 (07.03.19), Councillor Smith (Mayor Elect) gave a brief overview of the last meeting of the Langarth Stakeholder Group, which consisted of a design panel to interview several bidders who were presenting design ideas for the entire area at Langarth. His overriding impression was that all the work on Langarth to date was effectively being shelved and work was starting again.

Councillor Smith (Mayor Elect) confirmed he would circulate his written report via the Planning Clerk, and Councillor Vella (Chairman) confirmed though he had been unable to attend the previous two meetings, he would endeavor to attend the next meeting, though if unable he would ask another Member of the Planning Committee to attend on his behalf.

400 CHAIRMAN'S REPORT

Councillor Vella (Chairman) informed Members his report addressed the items of correspondence as outlined below.

401 CORRESPONDENCE

(i) Town and Country Planning Order 2015 Notice – Application for Planning Permission, Hall for Cornwall

The Chairman reported that a notification had been received from architects acting on behalf of the Hall for Cornwall in relation to planning permission for works to replace rooflights and removal of cupboards in the Municipal Buildings. Presumably, official consultee notification would be received via Cornwall Council when appropriate. The Planning Clerk would investigate if this was the case.

(ii) Land Disposal Consultation, Great Western Rail Staff Association and Periphery Land

Further to Minute 314 (07.02.19), Councillor Vella (Chairman) reported he had received a response from Mr. Dominic Browne, Development Surveyor at Network Rail, to concerns raised in his letter answering the above consultation for disposal of the Great Western Rail Staff Association and Periphery Land. The letter commented that the proposal had received internal clearance, meaning that Network Rail did not feel there would be rail use for the land in the foreseeable future. In addition, no objections had been received from any other consultee.

Councillor Wells explained he felt the letter was addressing Network Rail's initial correspondence that had requested the City Council consider removing the site from the Truro and Kenwyn Neighbourhood Plan as designated for rail use only, as they had illustrated through their consultation there was no rail use for this land in the

foreseeable future. It was felt, therefore, that the City Council could reluctantly agree that this is the case but make a separate case for why the land should not be used for housing (issues relating primarily to access, as previously outlined in Minute 314) but instead for commercial use.

As the letter from Network Rail requested a response by Friday 5 April 2019, Councillor Vella agreed to respond to the letter outlining the above, under delegated powers.

The meeting closed at 8:30pm.

CHAIRMAN