

DRAFT MINUTES

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MINUTES OF A MEETING OF FOWEY TOWN COUNCIL PLANNING COMMITTEE HELD ON 20th JUNE 2018 IN THE TOWN HALL AT 5.30 pm

Present Cllr G Asker (Chairman), Cllr J Berryman, Cllr Mrs F Day, Clls P Fassam,
Cllr Mrs L Simms, The Mayor Cllr Mrs R Finlay (*ex officio*),

In attendance The Town Clerk, Sally Vincent
Cllr Mrs C Woodside (part)
4 members of the public

18/01 Election of Chairman

It was proposed by Cllr Finlay, seconded Cllr Fassam and RESOLVED that Cllr Asker serve as Chairman for 2018/2019

18/02 Apologies None

18/03 Declaration of Interests

- a. Pecuniary – None
- b. Non Registerable – Cllr Fassam declared a non-registerable interest in PA18/04208. Cllr Asker declared a non-registerable interest in PA18/04208
- c. Dispensations – None.

18/04 Public Questions

A neighbour voiced his objection to PA18/04208.

18/05 Minutes of Meeting of 7th May 2018

Proposed Cllr Berryman, seconded Cllr Day and RESOLVED that the minutes be confirmed and signed by the Chairman.

18/06 Matters Arising (for report only)

None.

18/07 Planning Applications

1. PA18/03788. Provision of balconies at ground and first floor level to sea facing elevation 12, Fore Street. Cllr Fassam proposed, Cllr Finlay seconded and it was RESOLVED that a recommendation of no objection should be made to Cornwall Council|
2. PA18/05123. Window replacement at the front of the property. Flat 1, 40, Esplanade. Cllr Day proposed, Cllr Berryman seconded and it was RESOLVED that a recommendation of no objection should be made to Cornwall Council|

3. PA18/04374. Renovation of 3 Dolphin House, together with the erection of a single storey extension to form a garden room and store. 3, Dolphin House, Trafalgar Square. Cllr Finlay proposed, Cllr Berryman seconded and it was RESOLVED that a recommendation of objection should be made to Cornwall Council. *Reason: This development would impact unacceptably on key views of the town from the river given the setting of the building in relation to other important, historic buildings within the Conservation Area.*

4. PA18/0 4375. Listed building consent for the renovation of 3, Dolphin House, together with the erection of a single storey extension to form a garden room and store. 3, Dolphin House, Trafalgar Square. Cllr Finlay proposed, Cllr Berryman seconded and it was RESOLVED that a recommendation of objection should be made to Cornwall Council. *Reason: This development would impact unacceptably on key views of the town from the river given the setting of the building in relation to other important, historic buildings within the Conservation Area.*

Cllr Asker and Cllr Fassam left the meeting

Cllr Finlay proposed, Cllr Simms seconded and it was RESOLVED that Cllr Berryman should take the Chair for the next item.

5. PA18/04208. Change of use of former South West Water reservoir (fresh water storage) to general storage and associated on site parking/turning area. Lescrow Reservoir, Passage Lane Cllr Finlay proposed, Cllr Day seconded and it was RESOLVED that a recommendation of objection should be made to Cornwall Council. *Reason: 1. The site is not adjoining a settlement and is clearly in a countryside location, within the most protected landscape designation of an AONB. 2. The site is located between two sharp bends on a narrow part of the road. It is a busy minor road particularly in the tourist season; this is the main route out from the Boddinick Ferry and is also used by large commercial vehicles accessing the docks. Any vehicles entering and exiting the reservoir site are likely to be towing trailers posing further risk to existing vehicles and pedestrian traffic using Passage Lane. There is very limited visibility to the west of the access point. It will cause traffic to back-up on the road in both directions, which given the narrowness could therefore also cause gridlock. 3. Passage Lane is already subject to considerable water run off on the surface of the road at this point. The loss of the trees and soil that have already been removed from the whole site has increased this problem. There is no indication on the plans of how this will be addressed. The application states that surface water will be discharged into a soakaway but the site plan does not show the location of the soakaway, provide details regarding its size and construction to demonstrate that the land can drain such a large area (1300 square metres) without further contributing to the risk of surface water flooding. The additional new surfaced areas proposed will only add to the surface water disposal issues.* Cllr Berryman abstained from voting.

Cllr Asker and Cllr Fassam returned to the meeting

6. PA18/04607. Non-material amendment (No. 1) for Pent roof plant room with double access doors added to North elevation to house services. The plant room will contain an air source heat pump 2000 with a thermal store, hot water cylinder & control equipment to (PA17/12110) Conversion of existing stables to dwelling. Revised design to planning application no PA17/01374 dated 15/06/17. Lankelly Lane, Land and Stables South of Lankelly Fowey R F C Road from Prickly Post Lane to Rashleigh Lane. Cllr Giles proposed, Cllr Berryman seconded

and it was RESOLVED that a recommendation of objection should be made to Cornwall Council
Reason: FTC objected to the original application on this site but it was approved on the basis that it was an existing building. This application for an extension represents further encroachment into the AONB and the equipment it is intended to house could be installed within the existing footprint of the building

7. PA18/05322. Amendment to the existing approved development (Ref no PA17/10730) to use the extension as a self contained unit for a family member. 4 Park Road. Cllr Berryman proposed, Cllr Simms seconded and it was RESOLVED that a recommendation of no objection should be made to Cornwall Council|

8. PA18/05093. Works to tree within a Conservation Area - Fagus sylvatica. Crown lift to 5 metres and Fraxinus excelsior - remove due to poor growth after being previously topped at 5 metres. Following a recommendation from FTC's Tree Officer, Cllr Day, it was agreed that the crown lift to the beech tree was necessary. However, the ash tree appeared to have been felled without consent and Cllr Day proposed, Cllr Fassam seconded and it was RESOLVED that this should be reported to Cornwall Council|

It was proposed by Cllr Berryman, seconded Cllr Fassam and RESOLVED that PA18/03857 be transferred to full council for decision.

9. PA18/03857. Outline application for the proposed residential development comprising 46 Dwellings (23 affordable) with appearance and landscaping reserved. Land South of Polscoe

18/08 Notice of Appeals

None.

18/09 New Breaches of Planning Regulations

None

18/10 Correspondence

None

18/11 Date of Next Meeting 18th July 2018

Meeting Closed 6.10pm