

## **DRAFT MINUTES**

**At a future meeting the council will consider the accuracy of these minutes, so they may be subject to change. Please check the minutes to that meeting to confirm whether or not they have been amended.**

### **MINUTES OF A MEETING OF FOWEY TOWN COUNCIL PLANNING COMMITTEE HELD ON 20<sup>th</sup> JANUARY 2010 AT FOWEY TOWN HALL**

**Present** Cllr J Penprase, Cllr J Berryman, Cllr Mrs A Boosey (Mayor),  
Cllr Mrs S Gudmunsen, Cllr Mrs J Vincent

**In attendance**

The Town Clerk, Sally Vincent  
9 members of the public

**09/72 Apologies** None

**09/73 Declaration of Interests**

- a. In items on the agenda. None.
- b. In gifts of a value in excess of £25. None.

**09/74 Public Questions**

Residents living close to the site of the proposed Ocean Housing scheme in Langurtho expressed concern that

- 1. The proposed 2 bedroom houses would be much higher than the existing properties and would block sunlight and create unacceptable overlooking issues.
- 2. Existing parking for residents would be lost
- 3. Existing open space would be lost
- 4. The resiting of the electric sub station would place it adjacent to a dwelling and beside the 'walking' bus stop.
- 5. The consultation period with local residents had been unacceptably short.

A representative of the owners of Larrick (Lankelly Lane) raised concern that the figure demonstrating the ratio of the size of the proposed dwelling to the plot size at Carnethic had been manipulated as it included a shared driveway.

**09/75 Minutes of Meeting of 9<sup>th</sup> December 2009**

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

**09/76 Matters Arising (for report only)**

None.

**09/77 Planning Applications**

6.1. 09/01675. Full Planning. Conservatory. Bryn Cottage, Lawhyre Cottages, Polvillion Road. Proposed Cllr Gudmunsen, seconded Cllr Boosey and RESOLVED that a recommendation of no objection be submitted to Cornwall Council

6.2. 09/01623. Full planning. Six new dwellings consisting of 2x2 bedroom houses and 4x3 bedroom houses together with associated works. Langurtho Road. Members were sympathetic to the need of local people needing affordable housing in their own home towns and villages but were alive to the genuine concerns raised by residents living close to this proposed development. It was noted that nobody had attended the meeting to speak in favour of the proposal, which raised some doubt about a demonstrable local need. It was agreed that more information was required before FTC could consider this proposal and that a public meeting was needed to allow everybody to put their case forward. In the meantime it was proposed by Cllr Mrs Gudmunsen, seconded Cllr Mrs Vincent and RESOLVED that, having heard objections from residents and based on the information currently available, a recommendation of objection be submitted to Cornwall Council. *Reason: The proposed 2 bedroom houses would be much higher than the existing properties and would block sunlight and create unacceptable overlooking issues. Existing parking for residents would be lost. Existing open space would be lost. The resiting of the electric sub station would place it adjacent to a dwelling and beside the 'walking' bus stop. The consultation period with local residents had been unacceptably short.*

6.3. 09/01567. Full planning. Install intruder alarm system (EN SO131-1 grade 2X), including internal speaker at first floor level to north elevation. 2, Webb Street. Proposed Cllr Berryman, seconded Cllr Boosey and RESOLVED that a recommendation of no objection be submitted to Cornwall Council

6.4. 09/01579. Full planning. Extension of extension at first floor level and rebuilding garden room at ground floor level. Hall Garden, 16, Hanson Drive. Proposed Cllr Boosey, seconded Cllr Gudmunsen and RESOLVED that a recommendation of no objection be submitted to Cornwall Council

6.5 09/01586. Full planning. Application for extension of time of 06/01032 for single storey side extension. 23, Park Road. Proposed Cllr Boosey, seconded Cllr Berryman and RESOLVED that a recommendation of no objection be submitted to Cornwall Council

6.6. 09/01608. Full planning. Proposed widening of the existing circulatory access road at the front of Fowey Community College to incorporate new bus parking bays; widen the existing access road to 5.5m0; new taxi bays for use by vehicles for the mobility impaired. Fowey Community College. Proposed Cllr Mrs Vincent, seconded Cllr Berryman and RESOLVED that a recommendation of no objection be submitted to Cornwall Council

6.7. 09/01563. Full planning. Kitchen extension and en suite to bedroom with dormer. 44, Tower Park. Proposed Cllr Berryman, seconded Cllr Gudmunsen and RESOLVED that a recommendation of no objection be submitted to Cornwall Council

6.8. 09/01737. Listed building consent. Re-roofing with associated repair works. Replacement of rotten windows in south elevation. Small roof extension to rationalise windows. Replacement of balcony railings. Waterloo House, Fore Street. No comment.

6.9. 09/01722. Full planning. Convert one domestic unit into two to include reconstruction of first floor. The Studio, Bull Hill. Proposed Cllr Boosey, seconded Cllr Berryman and RESOLVED that a recommendation of no objection be submitted to Cornwall Council

6.10. 09/01255. Full planning. Erection of dwelling and car port. Carnethic House. Proposed Cllr Boosey, seconded Cllr Berryman that FTC should maintain its original objection. An amendment was proposed by Cllr Gudmunsen, seconded Cllr Mrs Vincent that a recommendation of no objection be submitted to Cornwall Council. Voting on the amendment was 2 in favour, 3 against. Voting on the original proposal was 3 in favour, 2 against. The proposal was carried and it was RESOLVED that a recommendation of objection should be submitted to Cornwall Council. *Reason: The proposed building would be over-large for its setting, which would be out of character with the general appearance of this designated Area*

*of Special Character where existing buildings are set within plots commensurate with their size. Additionally, the proposed site is on the old tennis court, which was subject to a retaining condition for leisure use under the earlier, approved application (04/01662) for the conversion of the former hotel into apartments.*

6.11. 09/01728. Full planning. Proposed alterations and extensions. Old Orchard House, Daglands Road. Proposed Cllr Mrs Vincent, seconded Cllr Gudmunsen and RESOLVED that a recommendation of no objection be submitted to Cornwall Council.

6.12. 09/01719. Full planning. Re-roofing with associated repair works. Replacement of rotten windows in south elevation. Small roof extension to rationalise windows. Replacement of balcony railings. Waterloo House, Fore Street. Proposed Cllr Boosey, seconded Cllr Berryman and RESOLVED that a recommendation of no objection be submitted to Cornwall Council but noting concern about the glass panels and aluminium windows.

6.13. 09/01649. Full planning. Proposed balcony extension to include external staircase. Windows to south east elevation to be replaced. The Crabpot, Esplanade. Proposed Cllr Boosey, seconded Cllr Mrs Vincent and RESOLVED that a recommendation of no objection be submitted to Cornwall Council.

6.14. 10/00020. Full planning. Conversion of roof void to form additional living accommodation. 59, Esplanade. Proposed Cllr Gudmunsen, seconded Cllr Mrs Vincent and RESOLVED that a recommendation of no objection be submitted to Cornwall Council.

## **09/78 Notice of Decisions and Appeals**

### **Applications Granted**

09/01390. Full planning. Dormer roof extension to rear of property. 4, Windmill.

09/01392. Tree preservation order. Remove 1 lower branch of sycamore over roof of house. Remove 1 lower branch of ash to increase light and raise canopy. Remove small lowest branches of sycamore to help blend with ash, Remove basal growth of trees. Lawn Bank, Lankelly Close.

09/01438. Full planning. 2 sets of French doors and balcony rails to rear of property. 20, Park Road.

09/01435. Demolition in Conservation Area. Alterations/extension and change of class use (from C3 to C1 bed & breakfast) of Upton House. 11, Lostwithiel Street. To include demolition of existing single storey lean-to roofed store at end of existing building. Alterations to windows and entrance door to existing retail shop unit, 2, Esplanade. 11, Lostwithiel Street.

09/01436. Full planning. Formation of balcony off rear bedroom. 3, Marina Apartments, 1, Esplanade

09/01306. Listed building consent. Proposed redecoration and repairs. 27 – 29, Fore Street

### **Applications Refused**

09/01480. Full planning. Removal of two rooflights. Replace with new dormer structure with window and finishes to match existing surroundings. 4, Marina Apartments, 1, Esplanade.

09/01452. Full planning. Proposed additional workshop with toilet facilities

### **Applications Withdrawn**

None.

### **Appeals**

09/00322. Full Planning. Proposed ancillary guest accommodation and replacement garage, Crabpot, Esplanade

## **09/79 Possible Breaches of Planning Regulations**

ENF/07/0504. HMO and works to listed building. Food for Thought/Waterfront

ENF/08/0625. Use of double decker bus for residential occupation. Higher Lampetho Farm  
ENF/09/0581. Not built in accordance with approved plans. The Rookery, Rawlings Lane  
ENF/09/0615. Mediterranean stone wall facing on front garden wall. Possibly replacing cast  
iron railings with chrome and glass in a conservation area. 68, Esplanade  
ENF/09/0652. Roof built not in accordance with plans. Lankelly Farm  
ENF/09/0673. Large advertisement erected. Toll Bar, Lostwithiel Street

**09/80 Correspondence**

Letters of objection to the Ocean Housing development, Langurtho Road.

**09/81 Date of Next Meeting**                      17<sup>th</sup> February 2010

**Meeting Closed**                      7.00pm