

MINUTES OF A MEETING OF THE PLANNING & LICENSING COMMITTEE
HELD AT THE GUILDHALL
ON THURSDAY 5TH SEPTEMBER 2024 AT 6.15 PM

Councillors: Councillor RJL Boase in the Chair

P Webb
D Willey

M P Andrew
P E Williams

Officers: Miss A D Retallack (Deputy Town Clerk)

106. Apologies

An apology for absence was received from Councillor Martin.

107. Minutes

On the proposition of Councillor Willey, seconded by Councillor Webb, it was unanimously

RESOLVED – that the Minutes of the Meeting held on 1st August 2024 be approved and signed as a true record.

108. Planning Applications

| <u>Category I</u> | <u>Recommendation</u> |
|--|------------------------------|
| <p>a) <i>Application PA24/05575</i> <i>Application Type: Full Application</i> <i>Proposed Front Extension</i> <i>11 Trenethick Parc, Helston</i> <i>For Mr & Mrs Vedmore</i></p> | <i>Approval</i> |
| <p>b) <i>Application PA24/06039</i> <i>Application Type: Tree Preservation Order</i> <i>Works to Trees covered by a Tree Preservation</i> <i>Order (TPO) - T1 - Holm Oak - Crown reduction from 24m</i> <i>to 21m. T2 - Bay - Reduce to 8m. T3 - Apple - reduce to 1.5m</i> <i>and crown thin by 25%. T4 - Cormus - Reduce to 8m, clear</i> <i>building by 2m where possible, clear 0.5m to service cable.</i> <i>1 Cross Street, Helston</i> <i>For Mr & Mrs McKie Conoley</i></p> | <i>Approval</i> |
| <p>c) <i>Application PA24/03958</i> <i>Application Type: Full Application</i> <i>Re-thatching of thatched roof and associated</i> <i>works including timber repairs where necessary,</i> <i>installation of new eaves, cementing around chimney and</i> <i>reworking of lead work.</i> <i>61 Wendron Street, Helston</i> <i>For Mrs Pearce-Broomhead</i></p> | <i>Approval</i> |

- d) **Application PA24/05076**
Application Type: Listed Building Consent
Listed Building Consent for re-thatching of thatched roof and associated works including timber repairs where necessary, installation of new eaves, cementing around chimney and re-working of lead work.
61 Wendron Street, Helston
For Mrs Pearce-Broomhead **Approval**
- e) **Application PA24/06326**
Application Type: Full Application
Removal of timber shed and juliet balcony, erection of new timber outbuilding with balcony
Swift Barn, Weeth House, Porthleven Road, Helston
For Mr Greenway **Approval**

The delegated decisions of the Chair and Vice-Chair were noted and it was accepted that the Cornwall Council Planning Officer be notified of the recommendations accordingly.

Category II

- f) **Application PA24/05518**
Application Type: Full Application
Alterations to, and replacement of, windows and doors.
Addition of a porch, addition of a conservatory, and extension of existing cladding on the North East elevation.
The Forge, Five Wells Lane, Helston
For Ms E R Quillan Chandler

Councillor RJJ Boase gave a presentation.

The applicant spoke in favour of the Application.

Following a brief debate, it was proposed by Councillor RJJ Boase, seconded by Councillor P Williams, and unanimously

RESOLVED – that the Town Council recommended approval of Application PA24/05518

- g) **Application PA24/06188**
Application Type: Full Application
Proposed Parking Space
Fernleigh, Godolphin Road, Helston
For Mr & Mrs Full

Councillor RJJ Boase gave a presentation.

Following a debate, it was proposed by Councillor RJJ Boase, seconded by Councillor Andrew, and unanimously

RESOLVED – that the Town Council recommended refusal of Application PA24/03188 due to:

- i) the close proximity to the turn into Sanctuary Lane;
- ii) safety concerns due to being immediately adjacent to a pedestrian crossing, which was on a very busy pedestrian route to Helston Community College;
- iii) the close proximity to the roundabout at Turnpike;
- iv) there being no explanation of how it was proposed to bridge the listed kennel structure;
- v) the visual impact of the proposed changes upon the street scene in the conservation area especially as Fernleigh and the adjoining property were symmetrical.

h) Application PA24/05955

Application Type: Application under Section 73 of TCP Act

Proposed development of four houses with variation of condition 2 in respect of decision PA23/04707

**Land East Of Taro Moe, Porthleven Road, Helston
For Mr And Mrs Strike**

Councillor Willey gave a presentation.

A member of the public spoke against the application, citing anti-development reasons.

Following a debate, it was proposed by Councillor Willey, seconded by Councillor Webb, and unanimously

RESOLVED – that the Town Council recommended approval of Application PA24/05955 on the condition that all of the conditions contained in decision PA23/04707 continue to be adhered to, to ensure that the health risks from land contamination to future users of the land and neighbouring land are minimised.

i) Application PA24/06114

Application Type: Permission in Principle

Permission in Principle for the erection of one dwelling

**Land Adj to Mebyon Kernow, Olivers Terrace, Meneage Street, Helston
For Mr And Mrs G Matthews**

Councillor Andrew gave a presentation.

Following a debate, it was proposed by Councillor Andrew, seconded by Councillor P E Williams, and unanimously

RESOLVED – that the Town Council recommended approval of Application PA24/06114.

j) Application PA24/06325

Application Type: Full Application

Demolition of existing dwelling, construction of four dwellings with associated works (reduction from five dwellings approved under decision PA22/11325)

**Fearnmore, Falmouth Road, Helston
For Boss Property Group Ltd**

Councillor Webb gave a presentation.

Following a debate, it was proposed by Councillor Webb, seconded by Councillor Willey, and unanimously

RESOLVED – that the Town Council recommended approval of Application PA24/06325.

109. Planning Decisions

Details of Planning Decision Notices received since the last Meeting were tabled and noted.

Meeting closed at 7.30 pm.

Confirmed

Chair