

**MINUTES of a REMOTE MEETING of ST AUSTELL TOWN COUNCIL PLANNING AND REGENERATION COMMITTEE held on MONDAY 24<sup>th</sup> AUGUST 2020 at 6pm.**

**Present:** Councillors: Bishop, Jones, Lanxon, Palmer, Styles, Thompson and Walker (Chair).

**In attendance:** David Pooley (Town Clerk), Sara Gwilliams (Deputy Town Clerk).

**Also in attendance:** Councillor Brown.

**P/19/177) Apologies for absence**

Apologies for absence were received from Councillors Oxenham and Pearce and Cornwall Councillor Heyward.

**P/19/178) Declarations of Interest**

None.

**P/19/179) Dispensations**

None.

**P/19/180) Minutes from the Meeting dated 20<sup>th</sup> July 2020**

It was **RESOLVED** that the minutes of the meeting held on the 20<sup>th</sup> July 2020 be approved and signed as a correct record.

Arising from a question, the Clerk **AGREED** to investigate and advise Councillor Thompson why Planning Application Number: PA19/09675 (land north of 75 Treverbyn Road St Austell) had not been determined prior to the applicant exercising the right of appeal.

**P/19/181) Matters to note**

The Clerk advised that he had nothing to add.

**P/19/182) Public participation**

There were no members of the public present.

## **P/19/183) Planning Applications**

- i. **PA20/04010:** 82 Daniels Lane St Austell Cornwall PL25 3HT. Advertisement consent to display one illuminated fascia sign.

It was **RESOLVED** to make no objection to this application subject to Highway Officer approval and no light disturbance to the neighbouring properties.

- ii. **PA20/05133:** 1 Poltair Avenue St Austell PL25 4LY. Proposed single storey side extension with pitched roof and Juliet balcony.

It was **RESOLVED** to make no objection to this application subject to a condition to ensure that the extension is not used as a separate residence.

- iii. **PA20/05187:** 52 Gover Road St Austell PL25 5NF. Proposed extensions and alterations.

It was **RESOLVED** to make no objection to this application.

*\*\*Councillor Thompson abstained from voting on this item\*\**

- iv. **PA20/05277:** 58 Turnavean Road St Austell PL25 5NX. Addition of balcony to first floor (south elevation) of house replacing existing window with patio door.

It was **RESOLVED** to make no objection to this application.

- v. **PA20/05766:** 15 Doulton Road St Austell Cornwall PL25 3JA. Construction of garage/hobby room.

It was **RESOLVED** to make no objection to this application.

- vi. **PA20/06045:** Tesco Express Unit 3 Pentewan Road St Austell. Permission to install a through the wall ATM unit, with CCTV camera and light above for security.

It was **RESOLVED** to make no objection to this application.

- vii. **PA20/06046:** Tesco Express Unit 3 Pentewan Road St Austell. Advertisement consent for 1x internally illuminated Fascia, 2x non illuminated Fascia, 1x Projecting Sign, 7x Graphic Signs.

It was **RESOLVED** to make no objection to this application subject to the illuminated light being switched off when the shop is not open.

Members expressed severe concern with regard to the additional traffic that the Tesco Express will bring to a very traffic congested area with very little parking.

The Clerk advised that the Community Network Panel is writing to Cornwall Council to express their concern about the traffic in the area and request that Highways Officers review the junctions, traffic flows and adjacent roundabout with a view to making improvements.

- viii. **PA20/06113:** Land South Of 48 Margaret Avenue St Austell PL25 4SH. Reserved Matters application for the construction of a dwelling.

It was **RESOLVED** to make no objection to this application subject to the Planning Officer being satisfied that there will be no overlooking issues.

#### **P/19/184) Premises Licence Applications**

None.

#### **P/19/185) Planning Decisions**

It was **RESOLVED** to note the planning decisions.

#### **P/19/186) Cornwall Council – Urgent Delegated Planning Decisions**

None.

#### **P/19/187) PA20/01516/PREAPP: Land South Of Strathmore St Austell Cornwall PL25 5BY. Pre-application advice for mixed use development comprising up to 100 dwellings, 2,000 sqm of commercial land including B1, D2 and A1 uses and a link road.**

Members welcomed the opportunity to input to this pre-application and made the following comments:

- That the proposed link road is a high priority and suggested that if funding is tight, the link road should go ahead in preference to other proposals such as space for employment land;
- Cycle routes be incorporated into the development, possibly linking to the Pentewan Trail;
- The green feel of the site should be retained by planting trees particularly at the lower end of the development;
- Adequate drainage systems be put in place;

- Some expressed disappointment that the proposal is on a greenfield site but the majority were supportive provided sufficient community benefits can be delivered;
- Further discussions with the developer in due course would be welcome.

### **P/19/188) Cornwall Council Consultation - Installation of Road Hump, Trelawney Road**

Members reviewed the proposed installation of a hump at Trelawney Road and in the light of the two humps already installed, questioned the need for a further one. Members felt that as the area is heavily parked, and has very little speeding, a new hump would achieve nothing.

It was **RESOLVED** to advise Cornwall Council that the Town Council consider the installation of an additional hump at Trelawney Road a low priority.

*\*\*Councillor Lanxon abstained from voting on this item\*\**

### **P/19/189) Dates of Meetings**

It was noted that the dates of the next meetings of the Planning and Regeneration Committee are Monday 5<sup>th</sup> October 2020 and Monday 2<sup>nd</sup> November 2020.

The meeting closed at 19:02.