

# **TREVERBYN PARISH COUNCIL**

**PLANNING MEETING held on April 29<sup>th</sup>, 2025**

**Rockhill Business Park commencing at 7.00pm.**

**Present:** Cllr Mrs. A Roberts (Chairman), Cllr L Allen, Cllr Mrs. A Double, Cllr J Eyre, Cllr P Highland, Cllr B Hollis, Cllr G Hooper, Cllr M Luke, Cllr Ms. L Marshall, Cllr K Pollard, Cllr Mrs. M Rance-Matthews, Cllr M Shand, Cllr Mrs. M Thomas and Cllr G Tregidga.

**Also in attendance:** Cornwall Councillor P Guest and The Clerk, Mr D Hawken.

**Min PM51/25 - Apologies:** Cllr Mrs J Killacky

There were two members of the public present, appertaining to planning application: PA25/02273

**Min PM52/25 - Declaration of Interests:** Cllr L Allen regarding PA25/02273

**Min PM53/25 - Public Participation:**

The two members of the public present, did not wish to speak under this agenda item.

**Min PM54/25 - Minutes of Planning Meeting held on April 8<sup>th</sup>, 2025**

The minutes of this very meeting had been published and circulated to all Councillors. Subsequently, they were duly accepted as a true and accurate record.

Proposed by Cllr M Shand, seconded by Cllr Mrs. A Double. All in favour.

*Cllr G Hooper was duly asked to Chair the next agenda item, that being, Planning Applications received for consideration.*

**Min PM55/25 - Planning applications received for consideration**

1. **PA25/02273** - Retrospective change of use from garage with hobbies room/store above to standalone dwelling. Location: 'Eglosmere' Trethurgy, St Austell, Cornwall, PL26 8YF.

After much discussion and debate, it was **RESOLVED** to **SUPPORT** the planning application. Proposed: Cllr Mrs. A Double, Seconded: Cllr Mrs. M Rance-Matthews. All in Favour (with Cllr L Allen abstaining)

### **Min PM56/25 - Planning Decisions**

- **PA25/00412** – Reserved Matters application for access, appearance, landscaping, layout and scale (details following outline consent PA22/05876 dated 17.11.2022 for a dwelling). Location: Land North of Tel Star, Bowling Green, Bugle, Cornwall. PL26 8RN. The Parish Council supported the application on 25.02.2025. Cornwall Council have since **APPROVED** the application.
- **PA25/00813** – Garden shed at rear of property for sports and exercise equipment for personal use. Location: 22 Wesley Close, Stenalees, St Austell, Cornwall. PL26 8SD. The Parish Council supported the application on 11.03.25. Cornwall Council have since **APPROVED** the application
- **PA25/00947** – Proposed new site access/egress to existing E(g)/B8 industrial warehouse building and formation of new vehicular turning area. Location: Factory Unit, Rear of 75 Treverbryn Road, St Austell, Cornwall. PL25 4EW. The Parish Council supported the application on 08.04.25. Cornwall Council have since **APPROVED** the application.
- **PA25/01824** - Works to trees subject to a Tree Preservation Order TPO: T1 Ash - Fell and replace with Sessile Oak Standard due to excessive decay at base of stem. T2 Sycamore - Reduce height by 5m to reduce wind load on tear out. T3 Sycamore - Fell and replace with Sessile Oak Standard due to excessive decay at base of stem. T4 Beech - Reduce height by 2.5m to reduce wind loading. No cuts greater than 200mm. Location: Carthew Farm, Carthew, St Austell, Cornwall. PL26 8XQ. The Parish Council supported the application on 25.03.25. Cornwall Council have since **APPROVED** the application.

- **PA25/01595** – Loft conversion, partial conversion of garage to create self-contained annexe. Location: Enfield House, 1 Crescent Road, Bugle, St Austell, Cornwall. PL26 8PQ. The Parish Council supported the application on 25.03.25. Cornwall Council have since **APPROVED** the application.
- **PA25/00151** – Permission in Principle for construction of nice detached dwellings, estate road, junction with highway and associated landscaping (minimum 9, maximum 9). Location: Land North of Evergreen Cottages, Treverbyn Road, St Austell, Cornwall. PL25 4EW. The Parish Council objected to the application on 28.01.25. Following a 5-day protocol notification, the Parish Council subsequently agreed with the Planning Officer's recommendation of approving the application. Cornwall Council have now **APPROVED** the application.

#### **Min PM57/25 - Planning Correspondence**

The Clerk informed Council that a pre-application had been listed on the Planning Portal, regarding 6 dwellings, Land North of Windwhistle, Trethurgy (PA25/00341/PREAPP). Whilst not officially consulted on the application, it was relayed to Council that it would be permissible to submit a Parish Council comment. The Chairman deemed it best to refrain from commenting and thus, await to respond if/when a full application was forthcoming in the future.

The Clerk informed Council that following a 5-day protocol notification regarding PA24/06769 (Land North East of 3 Bojea Industrial Estate), further complications surrounding the proposed footprint and its close proximity to the Sustrans trail coupled with the presence of Japanese Knotweed regarding the application have arisen. This follows the Parish Council's decision to request that it be considered by the Central Sub-Area Planning Committee of Cornwall Council. The Clerk is in direct contact with the Planning Officer and will provide updates accordingly in due course.

**PA23/09532** - The Clerk relayed to Council that following a great deal of debate and discussion at a recent Cornwall Council Strategic Planning Committee, the construction of a temporary Solar Photovoltaic (PV) AND 5mw Battery Storage

Farm comprising solar modules, battery cabinets, landscaping, access from the public highway and associated works at Land off Menear Farm had been **REFUSED**. Thanks were relayed to Councillors that spoke at the meeting, that included Cllr Luke, Cllr Double and Cllr Hooper.

The Clerk informed Council that he has been in receipt of one planning application, with a consultee deadline date of the 15<sup>th</sup> May. With the next Planning Meeting diarised for the 27<sup>th</sup> May, it was RESOLVED to include this sole application on the agenda of the Annual Council Meeting, dated 13<sup>th</sup> May. Proposed: Cllr Mrs. A Double, Seconded: Cllr J Eyre. All in Favour

**Min PM58/25 - Emergency Items.**

There were no emergency items raised.

There being no further business, the Chairman closed the meeting at 7:10pm

.....(Chairman)      ..... (Date)