

MEVAGISSEY PARISH COUNCIL

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Minutes of the Parish Council Planning Meeting held at the Mevagissey Activity Centre

On Friday 30 September 2022 at 7pm

Present Cllrs. M Roberts (Chairman), J Morgan, M Facey, J Whatty, Leiser, K Chamberlain, G Williams.

In Attendance Cllr J Mustoe (CC), 2 members of the public, T Cailleach (Clerk to the Council)

UNRATIFIED UNLESS SIGNED

1. Apologies for absence had been received from Cllrs A Williams, G Shephard, J Gann, J Brown and A Christie.
2. The Chairman declared an interest in agenda item 4.a. Cllr Facey declared an interest in item 4g. Cllrs Barham and Chamberlain declared an interest in items 4a. and 4b.
3. Public participation.
Mr and Mrs Ward owners of Bosprennis Bodrugan Hill Portmellon (application PA22/05330) spoke about item 4 e. to clarify that the application has been revised to incorporate a turning area entirely within the boundaries of Bosprennis.
4. Planning applications
 - 4 a. PA22/06195 Buckingham House 17 Tregoney Hill Mevagissey PL26 6RD Listed building consent to replace the roof covering of the existing extension and add solar panels to the flat roof of the existing extension also replace the windows on the existing extension like for like. Cllr Barham proposed no objection. Seconded by Cllr G Williams.
Carried.
 - 4 e. was brought forward. PA22/05330 Bosprennis Bodrugan Hill, Portmellon PL26 6PS Proposed Replacement of Existing Garage with Non-Self Contained Annexe and Store (Amended 'Reduced Design' following Consent No:- PA21-11357) Cllr Barham proposed no objection. Seconded by Cllr Facey. Carried.
 - 4 b. PA22/07805 38 Cliff Street Mevagissey PL26 6QJ Proposal Listed Building Consent for minor internal alterations, repairs to stabilise floors, replacement of two sliding sash windows with similar, repairs to all other windows, external decorations and repairs to maintain the property. Proposed by Cllr Facey that the Council supports the proposal provided
 - 4 c. PA22/06810 The Hoss 1 Cliff Mevagissey PL26 6QT Listed building consent to alter the proposed finish to a scrub finish following works approved under PA20/08889 Cllr Facey proposed following Historic Environment Planning recommendations no objection. Seconded by Cllr Leiser.
Carried.
 - 4 d. PA22/05835 Porth Nessa School Hill Mevagissey Single storey extension, internal alterations and cladding of the first floor Cllr Barham proposed no objection and Seconded by Cllr Facey.

Carried.
 - 4 f. PA22/08181 Trevyhan Vicarage Hill Mevagissey PL26 6SZ
Non-material amendment (NMA1) PA21//09792 Upper section proposed stone replacing timber cladding and reduced total number of roof lights and replaced for 1 no roof/wall lights to front elevation Cllr Whatty proposed no objection subject to plans being adhered to in respect of the cedar cladding and Seconded by Cllr Facey. Carried.

4 g. PA22/08385 Highbury 5 Higher Lavourrick Mevagissey Cornwall PL26 6TB Non-material amendment (NMA1) in relation to decision notice PA21/07262 dated 23/11/2021 to remove Lower 2 bedroom apartment and raise the roof on the garage to create more space at first floor level Cllr Whatty proposed that the Council objects as the same concerns remain of over-development and the loss of light and amenity to the neighbouring property. Seconded by Cllr Barham.

Carried.

4 h. PA22/02859 Trevalsa Court Hotel School Hill Mevagissey Change of Use former hotel to dwelling. Planning Five Day Protocol completed and application is being "Called In" by the Ward Member. No Councillor has requested suspension of Standing Orders in respect of this matter. Prior to the "Calling In" Hearing a Site Visit by the Planning Officer should take place.

PA22/02169 | Single storey porch, garage and associated landscaping/alterations to access | Former Trevalsa Court Hotel School Hill Mevagissey – Planning have referred to this application as not having received a response from the Parish Council. The Ward Member looked up the application number online and confirmed to the meeting that the Parish Council responses to this application are shown on the Consultee Comments Online at the 23 April 2022 and 21 May 2022. Therefore, the Parish Council responses still stand. The Council are unable to consider Architect's plans submitted direct to the Clerk. Again, no Suspension of Standing Orders has been requested by a Councillor.

5. Licensing Application L122_004262 has been approved for Shrimp and Starfish 5 East Wharf.

6. It was noted that the following Planning Applications have been refused: approved with conditions.

- a. PA22/07807 28 Higher Lavourrick Mevagissey PL26 6TB –**PLANNING AUTHORITY ON 21 SEPTEMBER 2022 REFUSAL UNDER S96A TOWN AND COUNTRY PLANNING ACT 1990 – changes not considered inconsequential to the appearance of development originally approved.** Non-material amendment in relation to decision notice PA20/04460 dated 17/08/20 - Rachael Scott Planning Officer.
- b. PA22/02002 Land South Battery Terrace Mevagissey Retrospective consent for existing raised decking area and solar panels **REFUSED**

It was noted that the following Planning Conditions have been Discharged:

- c. PA22/07151 15 Polkirt Hill Mevagissey PL26 6UR Submission of details to discharge condition 3 of Decision Notice PA22/00303 being dated 6 July 22 **DISCHARGED** – Planning Officer Tracy Young.

It was noted that the following Planning Applications have been refused: approved with conditions. -

- d. PA22/06893 Meadowcliff Portmellon Road Mevagissey Cornwall PL26 6PH Proposal Complete refurbishment of existing dwelling: Internal partition alterations, demolition of existing conservatory and first-floor balcony, construction of new first-floor extension, new PPC aluminium windows and doors, renewable technologies including ground source heat pumps, solar pv, battery storage, underfloor heating, removal of oil tank, full re-landscaping, and insulating and re-rendering of existing dwelling to improve thermal performance. – **CONDITIONAL APPROVAL** Planning Officer Tracy Young.
- e. PA22/04515 The Old Orchard Cliff Street Mevagissey PL26 6QW Conversion of part garage to family room annexe – **CONDITIONAL APPROVAL (ancillary accommodation family/paying guests)** Planning Officer Rachael Scott.

- f. PA22/07240 Divette House Polkirt Hill Mevagissey PL26 6UX **CONDITIONAL APPROVAL** Planning Officer Rachael Scott.
New ground floor window to rear elevation to match existing window at first floor level.
 - g. PA22/05230 Trees Trevarth Mevagissey PL26 6RX
Extend existing pitched roof over existing flat roof extension to tidy up roof line.
Clad PCC Cornish unit with Cedral cladding and with 75mm insulation under to increase the EPC of the property. **CONDITIONAL APPROVAL** Planning Officer Jack Bromley.
- 7. Polkirt Hill is now open to traffic and the rebuilding works continue.
 - 8. Cllrs attended a meeting with Mark Gardiner and Frances Turner of Ocean Housing on the 25 August. A date for a joint meeting with Councillor Olly Monk who has portfolio responsibility for Affordable Housing is awaited from Councillor Monk.
 - 9. The meeting ended at 8.20 p.m. Date of next planning meeting 21 October 2022.

NOTE: The meeting will include an opportunity for members of the public to make representations and give evidence on any item appearing on this Agenda.

No member of the public may speak longer than three minutes. The meeting has been advertised as a public meeting and as such could be recorded by broadcasters, the media or members of the public.