

## FALMOUTH TOWN COUNCIL

Minutes of a Meeting of the Planning Committee held on Monday 10<sup>th</sup> June 2019 in the Council Chamber, Municipal Buildings, Falmouth at 6.00 pm.

Present: Councillors R J Bonney, G G Chappel, S D Eva, A J Jewell CC,  
M C Morgan, R J O'Shea and J M Spargo

Councillors G F Evans CC, A J Gillett, T Parker and D W Saunby CC  
also attended

In Attendance: AM Williams (Town Clerk)  
E J Middleditch (Administration Officer)

### P5540 CHAIRMAN

Nominations for Chairman were sought. One valid nomination was received.

It was proposed by Councillor Eva, seconded by Councillor O'Shea and

RESOLVED that Councillor Jewell chairs the  
Committee for the ensuing municipal year.

### P5541 VICE-CHAIRMAN

Nominations for Vice-Chairman were sought. One valid nomination was received.

It was proposed by Councillor Jewell, seconded by Councillor O'Shea and

RESOLVED that Councillor Spargo be appointed  
Vice Chairman of the Committee for the ensuing municipal year.

### P5542 APOLOGIES

None received.

### P5543 INTERESTS

Councillor Jewell declared a non-disclosable interest in PA19/03635 as he manages the neighbouring land and left the meeting during consideration thereof.

### P5544 PLANNING APPLICATIONS

Members considered a list of planning applications which had been commented on by the Chairman and Vice-Chairman, under the delegated procedure agreed in accordance with Minute 6/2474 of the meeting held on the 3<sup>rd</sup> April 2000 and amended by Minute P3017.

It was proposed by Councillor Eva, seconded by Councillor Chappel and

RESOLVED that the observations set out in Appendix I,  
which forms part of these minutes be approved and adopted  
as the observations of the Town Council.

Members considered a list of planning applications not dealt with under the delegated procedure outlined above. The Chairman and Town Clerk reported in respect of those applications as appropriate.

It was proposed by Councillor Eva, seconded by Councillor Spargo and

RESOLVED that the Town Council makes the observations set out in Appendix II which forms part of these minutes.

**P5545 TOWN AND COUNTRY PLANNING (APPEALS) (WRITTEN REPRESENTATIONS PROCEDURE) (ENGLAND) REGULATIONS 2009**

APP/D0840/W19/3226696 PA18/0918. Erection of 2 no. detached dwellings on the former site sales and marketing suite (outline with all matters reserved). Wainhomes SW Ltd, Swanvale Sales Office, Penhale Road, Falmouth. Wainhomes (South West ) Holdings Ltd. REFUSED.

Members duly noted the Appeal.

**P5546 HIGHWAYS/TRAFFIC MANAGEMENT/ROAD SAFETY**

PA19/01545: MNA Taylor Wimpey, Bickland Water Road, Falmouth.

(Case Officer: Peter Bainbridge, 01209 614070 [peter.bainbridge@cornwall.gov.uk](mailto:peter.bainbridge@cornwall.gov.uk))

Non-material amendment (No. 3) for change to delivery times stated within the original CEMP to: - Delivery times: Monday - Friday 0800-08:15, 08:45-15:00, 15:30-18:00; Saturday 0800-1300; in respect of decision notice no. PA18/03807 Submission of details to discharge conditions 1, 5, 6, 7, 8, 9, 11, 12,13,15,17 in relation to decision notice PA17/05422.3 Land Off Bickland Water Road Bickland Water Road Falmouth.

Members duly considered Case Officer comments to support the variation of delivery times which St Francis School have raised no objections.

It was proposed by Councillor Eva, seconded by Councillor Morgan and

RESOLVED that the Council strongly object to the variation of times as the site is on a very busy road that gets heavily congested with works traffic and the times should remain as previously submitted on the original application.

Falmouth and Penryn Community Network Panel Scheme

Cormac Solutions Ltd on behalf of Cornwall Council is inviting comment on proposals at various locations throughout the Falmouth and Penryn area. Castle Drive – New ‘No waiting at any time’ restrictions (double yellow lines). Response by Thursday 20<sup>th</sup> June 2019.

Members duly considered the consultation and raised no objections.

Falmouth and Penryn Highways Schemes update

Members duly noted the update further to Falmouth and Penryn CNP meeting in May regarding highway schemes.

Road Traffic Regulation Act 1984, S 16A

Members duly noted the temporary road closures for Falmouth Events June to December 2019.

P5547 **ANY OTHER BUSINESS THAT THE CHAIRMAN CONSIDERS TO BE OF URGENCY**

Surface Water for Linden Homes Site

The Town Clerk and Chairman updated members on meeting with Cornwall Council and South West Water regarding surface water arrangements for the Linden Home site in regard to the Town Councils concerns at surface water discharge across Swanpool Beach. South West Water advised that disposal to foul sewer was not appropriate and did not tackle highway surface water. Flow testing was adequate and they recommended discharge to the beach, Filtration tanks to be fitted on site would be maintained by Linden Homes with quarterly water sampling for one year and review after. Residents to be encouraged to harvest water and be responsible regarding disposal.

It was proposed by Councillor Eva, seconded by Councillor Spargo and

RESOLVED that whilst the Council would prefer to see surface water disposal by harvesting or foul sewer, it was cognisant of the assurances from South West Water regarding discharge to Swanpool Beach. It would want assurances that the filtration system would have the ability to remove all chemical pollutants, and a return at the discharge point, with a non-return valve to be provided.

The Chairman agreed to consider this as an urgent item so that a response could be made to South West Water.

Swan Vale Rusva Norgowr Falmouth PA19/02681

Members considered Case Officer correspondence requesting further comment on the application.

It was proposed by Councillor Jewell, seconded by Councillor Spargo and

RESOLVED that the Council maintain their strong objection and request Committee consideration.

The Chairman agreed to consider this as an urgent item to ensure timely response to Cornwall Council.

There being no further business the Chairman declared the meeting closed at 6.45p.m.

Signed: ..... Dated: .....

**APPENDIX I**  
**10<sup>th</sup> June 2019**

1. **Trescobeas** **PA19/02751** **Motor Fuel Limited**  
**(Case Officer: Laura Potts. 01872 224342, [lpotts@cornwall.gov.uk](mailto:lpotts@cornwall.gov.uk))**  
Installation of new cracked vent stack and new jet wash facility. Increased bin store facilities.  
60 Dracaena Avenue Falmouth.

No objection subject to Environmental Protection Team being satisfied with noise measures and South West Water with drainage measures.

2. **Smithick** **PA19/03124** **Mr John Kevan**  
**(Case Officer: Nigel Brabyn. 01872 224461, [nbrabyn@cornwall.gov.uk](mailto:nbrabyn@cornwall.gov.uk))**  
Certificate of lawfulness for existing use as a house of multiple occupancy (3 students a year).  
4 West Place Falmouth.

No objection.

3. **Arwenack** **PA19/03220** **Mr P Harvey**  
**(Case Officer: Laura Potts. 01872 224342, [lpotts@cornwall.gov.uk](mailto:lpotts@cornwall.gov.uk))**  
Revised dwelling design removing indoor swimming pool and conservatory  
Land East of 11 Boscawen Road, Falmouth

No objection subject to design improvements such as on the front elevation the dormers are quite large and would look better at two, not three windows and the fact that it appears as two storey rather than previously one and a half.

4. **Boslowick** **PA19/03226** **Mrs H. Hill**  
**(Case Officer: Laura Potts. 01872 224342, [lpotts@cornwall.gov.uk](mailto:lpotts@cornwall.gov.uk))**  
Proposed two storey extension to garage conversion.  
Penmere Farm Mongleath Road Falmouth.

No objection.

5. **Penwerris** **PA19/03213** **Mr Philip Whiting**  
**(Case Officer: Hayley Wray, 01872 224692 [hwrays@cornwall.gov.uk](mailto:hwrays@cornwall.gov.uk))**  
Change of use of annex from family/friends to rental.  
The Annexe 39 Glasney Road Falmouth.

No objection.

6. **Arwenack** **PA19/03531** **Mr Peter Churchill**  
**(Case Officer: Mark Ball, 01726 223495 [mark.ball@cornwall.gov.uk](mailto:mark.ball@cornwall.gov.uk))**  
Temporary siting of a tennis coaching building associated with tennis club facilities associated with St Michaels Resort. Maximum consent period sought will be 3 years from consent.  
Gyllngvase Tennis Courts Queen Mary Road Falmouth.

Refuse as contrary to the emerging Falmouth Neighbourhood Development Plan Policy FOS1 Protection of open spaces and policy DG7 Design in the Conservation area. Also contrary to the National Planning Policy Framework Paragraph 200 which requires development in a conservation area to make positive contribution to the setting.

7. **Arwenack** **PA19/03636** **Mr Rob Philp**  
**(Case Officer: Hayley Wray, 01872 224692 [hwray@cornwall.gov.uk](mailto:hwray@cornwall.gov.uk))**  
1 small cyprees( leylandi) 15ft tall 200mm at dbl to be removed for new fence  
1 small lombardi poplar 15ft 150mm at dbl removed for fence  
1 dead palm 8ft.  
19 Tredova Crescent Falmouth

*For information only*

8. **Trescobeas** **PA19/03893** **Mr Carl Rowlinson**  
**(Case Officer: Hayley Wray, 01872 224692 [hwray@cornwall.gov.uk](mailto:hwray@cornwall.gov.uk))**  
Consent to reduce crown on two trees covered by Tree Preservation Orders - T2 Sycamore crown reduction of 10 percent and T1 crown reduction of 10 percent and light pruning works for removal of three medium branches  
130 Longfield Falmouth

No objection subject to the approval of the Forestry Officer.

9. **Trescobeas** **PA19/03990** **Mr & Mrs G. & K. Laloe**  
**(Case Officer: Hayley Wray, 01872 224692 [hwray@cornwall.gov.uk](mailto:hwray@cornwall.gov.uk))**  
Proposed Extension.  
19 Kings Avenue Falmouth.

No objection.

10. **Penwerris** **PA19/04000** **Mr & Mrs C Ringrose**  
**(Case Officer: Hayley Wray, 01872 224692 [hwray@cornwall.gov.uk](mailto:hwray@cornwall.gov.uk))**  
Proposed loft conversion and rear extension.  
3 Dunstanville Terrace Falmouth

Refuse as more traditional style dormers on front elevation rather than velux would be more in keeping in the Conservation Area and the street scene.

- 11. Penwerris** **PA19/04012** **Mr Sander**  
**(Case Officer: Ellis Crompton-Brown. 01872224453,**  
**Ellis.Crompton-Brown@cornwall.gov.uk)**  
Proposed double storey extension.  
6 Old Hill Crescent Falmouth.
- No objection.
- 12. Smithick** **PA19/04052** **Mr Ray Millman**  
**(Case Officer: Hayley Wray, 01872 224692 hwray@cornwall.gov.uk)**  
Works to trees in a conservation area, namely: fell 1no. Pine tree (Pinus Radiata) due to having outgrown its space and proximity to houses and reduce crown of Cypress tree (Cuprocuparis Leylandii) from a height of 4.5-5m by 0.75-1m due to having outgrown its space and proximity to boundary fence.  
Pencol Florence Terrace Falmouth.
- For information only.*
- 13. Boslowick** **PA19/04092** **Mr David Hughes**  
**(Case Officer: Ellis Crompton-Brown. 01872224453,**  
**Ellis.Crompton-Brown@cornwall.gov.uk)**  
Creation of new 18th hole at Falmouth Golf Club.  
Falmouth Golf Club Swanpool Road Falmouth.
- No objection.
- 14. Arwenack** **PA19/04097** **Mr And Mrs Conchie**  
**(Case Officer: Hayley Wray, 01872 224692 hwray@cornwall.gov.uk)**  
T1 - Lucombe Oak - ongoing retrenchment pruning due to severe decay. T2 - Winters Bark – repollard.  
1 Fenwick Road Falmouth.
- No objection subject to the approval of the Forestry Officer.
- 15. Smithick** **PA19/04144** **Mr Sean O Conaill**  
**(Case Officer: Hayley Wray, 01872 224692 hwray@cornwall.gov.uk)**  
Listed building consent for replacement of failing bay sash window with like for like wooden Replacement.  
12 Florence Terrace Falmouth.
- No objection subject to the approval of the Conservation Officer.

**16. Trescobeas PA19/04160 Stephen Teasedale And Judy Reeve**  
**(Case Officer: Hayley Wray, 01872 224692 [hwray@cornwall.gov.uk](mailto:hwray@cornwall.gov.uk))**  
Extension of garage and conversion into living accommodation.  
10 Lambs Lane Falmouth.

No objection subject to ancillary domestic accommodation use only. The Town Council considered a better roof design would have been desirable here.

**17. Arwenack PA19/04285 Ms Sally Knight**  
**(Case Officer: Nigel Brabyn, 01872 224461, [nbrabyn@cornwall.gov.uk](mailto:nbrabyn@cornwall.gov.uk))**  
2 Storey Rear Extension.  
37 Marlborough Avenue Falmouth.

No objection.

**18. Arwenack PA19/04361 Mr Malcom Forrest**  
**(Case Officer: Hayley Wray, 01872 224692 [hwray@cornwall.gov.uk](mailto:hwray@cornwall.gov.uk))**  
Flat roofed extension to the side of the existing garage to have a live sedum roof, installation of cedar cladding boards to part of the external walls and re-cover the rear extension roof with zinc.  
10 Tredynas Road Falmouth Cornwall.

No objection.

**19. Arwenack PA19/04378 Marie Griffiths**  
**(Case Officer: Hayley Wray, 01872 224692 [hwray@cornwall.gov.uk](mailto:hwray@cornwall.gov.uk))**  
The proposal is to remove 1 Eucalyptus from the front garden.  
25 Bar Terrace Bar Road Falmouth.

No objection. This tree has high amenity value and the Council would like to see it retained, but understand that it has raised a structural problem for the wall so would like to see another tree planted.

**20. Boslowick PA19/04559 Mr Ray Longstaff**  
**(Case Officer: Mark Ball, 01726 223495 [mark.ball@cornwall.gov.uk](mailto:mark.ball@cornwall.gov.uk))**  
Proposed kitchen dining room and bedroom extension over garage.  
115 Boslowick Road Falmouth.

No objection.

## **APPENDIX II**

**1. Boslowick** **PA19/03635** **Mr Tom Porter**  
**(Case Officer: Mark Ball, 01726 223495 [mark.ball@cornwall.gov.uk](mailto:mark.ball@cornwall.gov.uk))**

Reserved matters application for the erection of 48 houses and provision of public footpath (details following application no. PA11/01795 dated 03/04/12) with variation of condition 1 (plans approved) of decision PA17/06065 dated 28/09/2017 (variation of condition 1 of original reserved matters decision PA13/00905).  
Falmouth Golf Club Swanpool Road Falmouth.

No objection as improved design and roof form with the benefit of reducing carbon emissions.

**2. Smithick** **PA19/04142** **Miss Alice Sommerland**  
**(Case Officer: Ellis Crompton-Brown. 01872224453,**  
**[Ellis.Crompton-Brown@cornwall.gov.uk](mailto:Ellis.Crompton-Brown@cornwall.gov.uk))**

Works to remove an existing Juliet Balcony and introduce a free standing raised decking area as a break-out space from the first floor bar whilst still maintaining the existing natural ventilation to the first floor area.

Working Mens Club 3-4 Bells Court, Market Street, Falmouth

Refuse due to noise impact on the occupants of nearby residential properties and detrimental impact to the listed building.

**3. Trescobeas** **PA19/03795** **Mr & Mrs B Keay**  
**(Case Officer: Laura Potts. 01872 224342, [lpotts@cornwall.gov.uk](mailto:lpotts@cornwall.gov.uk))**

Outline application with all matters reserved for a single detached dwelling  
1 Woodmans Cottages, Trescobeas Road, Falmouth

Support in principle as a sustainable location. The Council would expect to receive a pre-application presentation for the detailed planning application.