

FALMOUTH TOWN COUNCIL

Minutes of a Meeting of the Planning Committee held on Monday 30th September 2019 in the Council Chamber, Municipal Buildings, Falmouth at 6.00 pm.

Present: Councillors A J Jewell CC (Chair), J M Spargo (Vice-Chair),
G G Chappel, S D Eva, M C Morgan and R J O'Shea.

Councillor Saunby also attended.

In Attendance: AM Williams (Town Clerk)
E J Middleditch (Administration Officer)
Councillor J Kirkham (Cornwall Council)

P5583 APOLOGIES

An apology for absence was received and approved from Councillor Bonney (family commitment).

P5584 INTERESTS

None.

P5585 MINUTES

It was proposed by Councillor Eva seconded by Councillor Morgan and

RESOLVED that the minutes of the meetings of the Committee held on 12th August 2019 and 9th September 2019 be approved as correct records of the proceedings and signed by the Chairman.

P5586 PLANNING APPLICATIONS

Members considered a revised 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 3rd April 2000 and amended by Minute P3017.

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

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

P5587 CORNWALL AONB LATEST NEWS

Members duly noted Cornwall AONB latest news for September 2019.

P5588 WITHDRAWN APPLICATIONS

PA19/06939 16 Arwenack Street Falmouth. Non material amendment for the omission of second floor extension and terrace, reduction of first floor extension, lowering basement window cill to rear and retention of single residential unit to decision PA18/04110.

PA19/03624 The Gig, Arwenack Avenue, Falmouth. Addition of glass balustrade and screening wall to existing flat roof to create small roof terrace for the 1st floor apartment.

Members duly noted the Withdrawn Applications.

P5589 COMING INTO FORCE OF PUBLIC PATH ORDER

Town and Country Planning Act 1990 – Section 257. The Cornwall Council (Footpath No. 2, Falmouth (part) and footpath No. 26 Budock (part) Bickland Industrial Park Extension diversion Order 2014

Members duly noted that the Order made by Cornwall Council on 16th 2014 and confirmed by the Secretary of State for Environment, Food and Rural Affairs on 19th March 2018 has now come into force.

P5590 COASTAL ACCESS PENZANCE TO ST MAWES

Members duly noted the consultation for improvements to public access along the Cornish coast between Penzance and St Mawes.

P5591 POLICY CONSULTATION E BRIEFING 10-19 – 5G MOBILE COVERAGE IN RURAL AREAS

Members duly noted e-briefing from NALC on extending 5G mobile provision in rural areas.

P5592 HIGHWAYS/TRAFFIC MANAGEMENT/ROAD SAFETY

Road Traffic Regulation Act 1984 S 14: Temporary Prohibition of Traffic: Marlborough Avenue, Falmouth from 21st October 2019 (2200) to 22nd October 2019 (0600) for Network Rail Infrastructure Ltd to carry out works to their apparatus.

Road Traffic Regulation Act 1984 S 14: Temporary Prohibition of Traffic: Boslowick Road, Falmouth from 28th October 2019 to 29th October 2019 (1900 to 0700) for Network Rail Infrastructure Ltd to carry out works to their apparatus.

Road Traffic Regulation Act 1984 S 14: Temporary Prohibition of Traffic: Church Street, Falmouth from 28th October 2019 to 28th November 2019 (24 hours) for Western Power Distribution works.

Road Traffic Regulation Act 1984 S.14: Temporary Prohibition of Traffic: New Windsor Terrace, Falmouth from 14th October 2019 to 18th October 2019 (24 hours weekdays only) for Western Power to carry out works.

Members duly noted the road closures.

P5593 DECISION NOTICES

Members duly noted a list of recent planning decisions made by Cornwall Council.

P5594 ANY OTHER BUSINESS THAT THE CHAIRMAN CONSIDERS TO BE OF URGENCY

None.

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

Signed: Dated:

APPENDIX I
30th September 2019

1. **Trescobeas** **PA19/05692** **Mr Tim Clayton**
(Case Officer: Nigel Brabyn. 01872 224461, nbrabvn@cornwall.gov.uk)
Demolish existing garage to the rear. Erect a single storey extension to the rear and side elevations - both with a vaulted roof.
8 Mayfield Road Falmouth.

No objection.
2. **Smithick** **PA19/06569** **Emmanuel Baptist Church**
(Case Officer: Ellis Crompton-Brown. 01872224453, Ellis.Crompton-Brown@cornwall.gov.uk)
Siting of temporary building within existing carpark.
Emmanuel Baptist Church Western Terrace Falmouth.

No objection.
3. **Boslowick** **PA19/07513** **Mr P Wilkinson**
(Case Officer: Laura Potts. 01872 224342, lpotts@cornwall.gov.uk)
Reserved Matters approval for appearance, landscaping, layout and scale following outline approval PA18/05525.
Land NE Of 7 Mount Pleasant Golden Bank Falmouth.

No objection.
4. **Arwenack** **PA19/07566** **Mr David Penhallurick**
(Case Officer: Hayley Wray, 01872 224692 hwrav@cornwall.gov.uk)
First floor and two-story rear extension together with dormer roof and reconfigured existing refurbishment.
20 Pennance Road Falmouth.

No objection.
5. **Penwerris** **PA19/07643** **Mrs Carol Jerwood**
(Case Officer: Hayley Wray, 01872 224692 hwrav@cornwall.gov.uk)
Works to tree in a conservation area namely a Silver Birch - pruning lower branches and reducing height by 3-4 feet; removal of rotten branch.
9 Dunstanville Terrace Falmouth.

For information only

6. **Arwenack** **PA19/07665** **Falmouth Town Station**
(Case Officer: Hayley Wray, 01872 224692 hwrav@cornwall.gov.uk)
Proposal to crown lift all trees (various species) that are adjacent(station) associated pedestrian walkways and access routes to 3m from ground level to enable safe access for users by removing encroaching branches within walkways/access.
Falmouth Town Station Avenue Road Falmouth.

No objection as clearance of minor branches only. Would query the need for the works.

7. **Penwerris** **PA19/07791** **Mr Tim Vollbracht**
(Case Officer: Ellis Crompton-Brown. 01872224453, Ellis.Crompton-Brown@cornwall.gov.uk)
Two storey side extension.
18 Old Hill Crescent Falmouth.

No objection.

8. **Smithick** **PA19/07898** **Mrs Lisa Pagin**
(Case Officer: Nigel Brabyn. 01872 224461, nbrabyn@cornwall.gov.uk)
Conversion, and first floor extension, of an existing garage to form dwelling without compliance with conditions 3, 4 and 7 in respect of decision PA18/00921 dated 17.07.18.
5 Dracaena Avenue Falmouth.

Refuse. Retain the conditions. The applicants state they have been adhered to.

9. **Smithick** **PA19/07972** **Mr David Lord**
(Case Officer: Hayley Wray, 01872 224692 hwrav@cornwall.gov.uk)
Clump of Myrtles.
3 Tresahar Road Falmouth.

No objection.

10. **Arwenack** **PA19/08180** **Mr Rupert Pearman**
(Case Officer: Hayley Wray, 01872 224692 hwrav@cornwall.gov.uk)
To remove a beech tree in the front garden in a conservation area.
10 Gyllyngvase Terrace Falmouth.

For information only.

11. **Boslowick** **PA19/08212** **Mr Jaemus Downing**
(Case Officer: Hayley Wray, 01872 224692 hwrav@cornwall.gov.uk)
Proposed work to cut down two Sycamore trees in a conservation area.
6 Prislow Close Falmouth.

For information only.

12. Arwenack **PA19/08224** **Mrs J Tull**
(Case Officer: Hayley Wray, 01872 224692 hwrav@cornwall.gov.uk)
T1 Mature Lime raise crown and clear around the base of the tree for better inspection.
Crown raise for clearance purposes
Pipers Patch Woodlane Drive Falmouth.

No objection.

13. Arwenack **PA19/08262** **Mr J Elliot**
(Case Officer: Hayley Wray, 01872 224692 hwrav@cornwall.gov.uk)
Minor pruning works to remove broken branches and height clearance above highway.
Bleimor 3 De Pass Road Falmouth.

For information only.

14. Smithick **PA19/08381** **The Administrator S. Misselbrook
Emmanuel Baptist Church**
(Case Officer: Laura Potts. 01872 224342, lpotts@cornwall.gov.uk)
T1 Ash. Reduce by three stems, historically coppiced Ash and crown-reduce remaining two
stems to height of 6m.
Emmanuel Baptist Church, Western Terrace, Falmouth

For information only.

15. Arwenack **PA19/08457** **Mr Paul Lower**
(Case Officer: Laura Potts. 01872 224342, lpotts@cornwall.gov.uk)
Proposed work to fell one Leylandii tree in front garden in a conservation area.
5 Bar Terrace, Falmouth

For information only

APPENDIX II

1. **Smithick** **PA19/05792** **Mr Dom Higgins**
(Case Officer: Hayley Wray, 01872 224692 hwray@cornwall.gov.uk)
Replacement of existing garden building with an ancillary accommodation unit for the use of visiting family and some paying guests.
32 Kimberley Park Road Falmouth.

Refuse as contrary to the emerging Falmouth Neighbourhood Plan adversely impacting the Conservation Area and the access is not suitable to sustain the development via the lane that is fit for service use only. The block plan also shows no access of suitable width to the sides of the building, also it appears to reduce the ability to park two cars as stated.

2. **Arwenack** **PA19/07257** **Mrs Shirley Cormack-Trezona**
(Case Officer: Laura Potts. 01872 224342, lpotts@cornwall.gov.uk)
Change of use from guest house to full residential.
Penwarren Guest House 3 Avenue Road Falmouth.

No objection as the property has not traded as a guest house for years, and it is outside the Falmouth NDP Policy 11C demarcation.

3. **Smithick** **PA19/07519** **J Perkins**
(Case Officer: Laura Potts. 01872 224342, lpotts@cornwall.gov.uk)
Proposed infill development of a 2 storey townhouse.
Land Adjacent Bakers Loft, New Street, Falmouth

No objection given the design amends that were agreed with the Conservation Officer.

4. **Smithick** **PA19/07520** **J Perkins**
(Case Officer: Laura Potts. 01872 224342, lpotts@cornwall.gov.uk)
Listed building consent for proposed infill development of a 2 storey townhouse.
Land Adjacent Bakers Loft, New Street, Falmouth

No objection given the design amends that were agreed with the Conservation Officer.

5. **Smithick** **PA19/07774** **Mr Richard Barham**
(Case Officer: Hayley Wray, 01872 224692 hwray@cornwall.gov.uk)
Change of use from A1, B1 & B8 to only B1 use. Minor alterations and complete refurbishment of existing building. New signage and decoration to front elevation.
21-24 Killigrew Street Falmouth.

No objection. The Council unanimously agreed that the changes which were relatively minor in regard to the exterior and would make good use of the building creating employment which was fully supported in the current climate.

6. Arwenack **PA19/07882** **Mr Dan Thompson**
(Case Officer: Laura Potts, 01872 224342, lpotts@cornwall.gov.uk)
Refurbishment and provision of a rear extension and alterations at roof level to provide daylight and ventilation to rear second floor bedroom.
16 Arwenack Street Falmouth.

No objection.

7. Arwenack **PA19/08177** **Mr Toby Allies**
(Case Officer: Hayley Wray, 01872 224692 hwray@cornwall.gov.uk)
Non material amendment (1) in respect of decision PA18/07438 dated 18/10/2018 for the addition of two small steps to the South elevation, amendment to the rear external stairs to provide more appropriate solution and raising of roof height by approximately 200mm due to unforeseen footing issues.
Mor Garrow 14 Spernen Wyn Road Falmouth.

No objection.

8. Smithick **PA19/08183** **Mr Andrew Hurtel-Hymens**
Venn Creative
(Case Officer: Laura Potts, 01872 224342, lpotts@cornwall.gov.uk)
Change of use from D1 to B1 (office).
59-61 Killigrew Street, Falmouth

No objection.

9. Penwerris **PA19/08207** **Mrs Elizabeth Masterton**
(Case Officer: Hayley Wray, 01872 224692 hwray@cornwall.gov.uk)
Proposal for the installation of raised wooden decking and screening at rear of property.
21 Penrose Road Falmouth.

No objection.

10. Smithick **PA19/08392** **Falmouth Property Investments Ltd**
(Case Officer: Mark Ball, 01726 223495, Mark.Ball@cornwall.gov.uk)
Non-material amendment (NMA2) for addition of 150mm to the finished floor level (FFL) to decision PA16/10836 – previously +900mm now +9150mm, the FFL was not previously shown on the approved ground floor plan so this through this NMA application the FFL is annotated on the GF Plan, the overall building height remains the same as per the approved plans.
Fish Strand Hill, Land at Fish Strand Hill, Falmouth

No objection.

TOWN AND COUNTRY PLANNING ACT 1971
FOR SUBMISSION TO THE COUNCIL ON 30TH SEPTEMBER 2019

Mr D Wood	Installation of new air handling unit. Ships and Castles, Castle Drive, Falmouth PA19/00716	Approved*
Mr Iain Ellwood	Demolition of existing dormer bungalow and annex building and its replacement with a 5 bedroom two storey residential house and associated works. Sealap, 7 Madeira Walk, Falmouth PA19/05049	Approved*
Mr Patt Pullen Falmouth Community School	Various works to trees at Falmouth Community School All Weather Sports Pitch. Falmouth Community School, All Weather Sports Pitch, Trescobeas Road, Falmouth PA19/06231	Approved*
Mr Graham Parker	Non material amendment to PA19/01658 to amend rear dormer window to have side glazing panels and extend width to 2m. 2 Clifton Terrace, Falmouth PA19/07014	Refused*
Mr Tom Parker	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 PA19/03635	Approved
Mr Roland Adamson	Demolition of 2 bay windows and entrance steps, construction of extension to existing dwelling; taking advantage of a fall in land levels to provide accommodation and improvements to existing accommodation. River View, 93 North Parade, Falmouth PA19/03670	Approved
Mr Sander	Proposed double storey extension. 6 Old Hill Crescent, Falmouth PA19/04012	Approved
Mr Sean O Conaill	Listed Building Consent for replacement of failing bay sash window with like for like wooden replacement. 12 Florence Terrace, Falmouth PA19/04144	Approved

Mr Dan Callaghan	Loft Conversion with addition of side gable and rear dormer. Rear Story extension. Increased height of garage. 25 Park Rise, Falmouth PA19/04385	Approved
Mr J Cremin	Proposed single storey rear extension to existing residential dwelling. 13 St Nazaire Close, Falmouth PA19/04918	Approved
Mr Alisdair MacDonald	Removal of cracked and blown render on front and north elevations. Repair and refinish with lime render. Repair and repaint existing cord hung timber sash window and window frame on 2 nd storey, front elevation. 5 High Street, Falmouth PA19/05026	Approved
Mr Alisdair MacDonald	Removal of cracked and blown render on front and north elevations. Repair and refinish with lime render. Repair and repaint existing cord hung timber sash window and window frame on 2 nd storey, front elevation. 5 High Street, Falmouth PA19/05027	Approved
Mrs Tessa Gendall	Installation of a dormer window and roof-light to the south facing roof elevation and other alterations. 3 Marlborough Crescent, Falmouth PA19/05069	Approved
Mr Noel Spargo	Change of use to residential only as house and self-contained flat. 3 Emslie Road, Falmouth PA19/05102	Approved
Mr T Anik	Proposed mixed use of building incorporating A3 (café/restaurant) and A5 (takeaway) uses. 6 Market Strand, Falmouth PA19/05185	Approved
Mr & Mrs P Alton	First floor extension to rear. 16 Frobisher Terrace, Falmouth PA19/05245	Approved
Mr & Mrs Webb	Listed building consent for alteration, repair and refurbishment internally and replacement of window sashes to front elevation. 2 Stratton Place, Falmouth PA19/05476	Approved

Mr & Mrs Hughes	Construct a single storey rear extension with flat roof and convert the existing loft space with associated roof windows. 8 The Links, Falmouth PA19/05545	Approved
The Sanctuary Group	Replacement of existing windows and doors with new uPVC double glazed windows and doors. 33-36 Prislw Fields, Falmouth PA19/05672	Approved
Mr & Mrs D Stapleton	Demolition of existing garage and construction of new dwelling with variation of condition 2 (plans approved) of decision PA17/12225 dated 08/03/18. Land to the rear of 23 Penwerris Terrace, Falmouth PA19/05605	Approved
Mrs R Ridette-Gregory	Change of use from C1 Hotel/Guest House to C3 residential. 26 Melvill Road, Falmouth PA19/05742	Approved
Mr Swan Properties Cornwall Ltd	Alteration to shop front. 5-7 Killigrew Street, Falmouth PA19/05648	Approved
Mrs Lopez	Proposal of a first floor rear dormer and change of internal stair layout. 9 Penwerris Terrace, Falmouth PA19/05757	Approved
Mr & Mrs Osborn	Demolition of existing garage and erection of new extension and internal alterations. 7 Park Rise, Falmouth PA19/05849	Approved
Mr & Mrs Van Evelingen	Ground and first floor extension to side of house. 9 Bosmeor Close, Falmouth PA19/05918	Approved
Mr C Hutton	Replace existing detached garage with new single storey attached utility and playroom extension, remove existing front porch and insert new roof light to north west roof slope of house and to roof of existing rear extension. 12 Tregothnan Road, Falmouth PA19/06162	Approved
Twinbrook Park	Various works to trees covered by a Tree Preservation Order. Twinbrook Park, Goldenbank, Falmouth PA19/06170	Approved

Mrs Mead	Works to tree in a conservation area namely to Fell Silver Birch (T1). 34 Wodehouse Terrace, Falmouth PA19/06656	Approved
Blue Waters Residential	The proposal is to carry out works to a line of trees and shrubs running down the property boundary between 2 & 3 Stratton Terrace. The photographs show details and the height to which the hedge would be reduced. The hedge includes 1 large Bay tree, 1 Yew tree and other smaller Bay trees. The proposal is reduce height as shown by the red line and to cut back the side to reduce overhand into the garden of No.3. The reason for the works is to maintain the trees as a hedgerow and to prevent the trees getting out of hand. It may also help to let light into the garden. The large Bay tree also hangs over the pavement and would need to be crown lifted to five adequate clearance. 3 Stratton Terrace, Falmouth PA19/06710	Approved
Mr Michael Webb Castlematter	Non material amendment to decision PA16/11022 in order to substitute a more temporary steel storage building for the approved concrete block structure. Bar Road Car Park, Tinnars Walk, Port Pendennis, Falmouth PA19/07685	Not acceptable as amendments