

## **FALMOUTH TOWN COUNCIL**

Minutes of a Meeting of the Interim Planning Committee held on Monday 2<sup>nd</sup> December 2019 in the Atherton Suite, The Old Post Office, Falmouth at 6.00 pm.

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

Councillor GF Evans CC MBE, P Minson and D Saunby CC also attended.

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

P5611 **APOLOGIES**  
None.

P5612 **INTERESTS**  
None.

P5613 **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 O'Shea, 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 Jewell, seconded by Councillor Chappel and

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

A further Motion for PA19/09576 Bosvale Community Centre Site, Hillside Road, Falmouth was proposed by Councillor Jewell, seconded by Councillor Morgan and

RESOLVED to recommend to the Council that it seeks to acquire the site to enable sympathetic community uses as a preference to current development proposals.

**P5614 WITHDRAWN APPLICATIONS**

First Floor and two storey rear extension together and reconfigured existing refurbishment at 20 Pennance Road, Falmouth. Withdrawn.

Proposed loft conversion and rear extension at 3 Dunstanville Terrace. Withdrawn.

Members duly noted the Withdrawn Applications.

**P5615 HIGHWAYS/TRAFFIC MANAGEMENT/ROAD SAFETY**

Section 14(1) of the Road Traffic Regulation Act 1984 (RTRA 1984)

To note temporary road closure on Arwenack Street between the junctions of Hulls Lane and Swanpool Street between 1<sup>st</sup> December 2019 and 8<sup>th</sup> December 2019 1900 to 0700 hours weekends included to carry out telecom works.

Road Traffic Regulation Act 1984, S16A

To note temporary road closures for Live Nativity 8<sup>th</sup> December 2019 (1200 to 1600 hours) and Falmouth Festive Weekend 14<sup>th</sup> to 15<sup>th</sup> December 2019 (1100 to 1900 hours).

Members duly noted the temporary road closures.

**P5616 ANY OTHER BUSINESS THAT THE CHAIRMAN CONSIDERS TO BE OF URGENCY**

None.

There being no further business the Chairman declared the meeting closed at 7.15p.m.

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

**APPENDIX I**  
**2<sup>ND</sup> DECEMBER 2019**

1. **Penwerris** **PA19/09373** **Mr And Mrs D Stapleton**  
**(Case Officer: Nigel Brabyn. 01872 224461, [nbrabyn@cornwall.gov.uk](mailto:nbrabyn@cornwall.gov.uk))**  
Demolition of existing garage and construction of new dwelling with variation of condition 2 in respect of decision PA17/12225.  
Land to The Rear Of 23 Penwerris Terrace Falmouth

No objection.

2. **Smithick** **PA19/09375** **Mr Drodge**  
**(Case Officer: Hayley Wray, 01872 224692 [hwrays@cornwall.gov.uk](mailto:hwrays@cornwall.gov.uk))**  
Proposed single storey flat roof extension with roof lantern.  
10 Tresahar Gardens Falmouth.

No objection.

3. **Smithick** **PA19/09400** **Mr G Morris**  
**(Case Officer: Ellis Crompton-Brown. 01872224453, [Ellis.Crompton-Brown@cornwall.gov.uk](mailto:Ellis.Crompton-Brown@cornwall.gov.uk))**  
Certificate of lawfulness for the existing use of the first floor flat as a House in Multiple Occupation under Use Class C4 of the Town and Country Planning (Use Classes) Order 1987.  
First Floor Flat 13 - 14 Church Street Falmouth.

No objection providing the Case Officer has sufficient evidence of existing use.

4. **Smithick** **PA19/09408** **Mr G Morris**  
**(Case Officer: Ellis Crompton-Brown. 01872224453, [Ellis.Crompton-Brown@cornwall.gov.uk](mailto:Ellis.Crompton-Brown@cornwall.gov.uk))**  
Certificate of lawfulness for the existing use of the second floor flat as a House in Multiple Occupation under Use Class C4 of the Town and Country Planning (Use Classes) Order 1987.  
Second Floor Flat 13 - 14 Church Street Falmouth.

No objection providing the Case Officer has sufficient evidence of existing use.

5. **Boslowick** **PA19/09417** **Mr S G Peglau**  
**(Case Officer: Laura Potts. 01872 224342, [lpotts@cornwall.gov.uk](mailto:lpotts@cornwall.gov.uk))**  
Change of Use of Garage Section of the Existing Outbuilding to Ancillary Accommodation (decision PA19/01882) with removal of condition 3.  
Eyrin Road From Silverdale Road To Swanpool Road Via The West Side Of Swanpool Swanpool Falmouth.

Refuse as Condition 3 should still apply and the outbuilding should remain for ancillary use and for non paying guests of the occupiers of Eyrin, Swanpool.

- 6. Smithick** **PA19/09462** **Mr Owain Stratton**  
(Case Officer: Ellis Crompton-Brown. 01872224453,  
[Ellis.Crompton-Brown@cornwall.gov.uk](mailto:Ellis.Crompton-Brown@cornwall.gov.uk))

Replacement of timber windows/bifold doors with double glazed aluminum windows/bifold doors on north west elevation.

7 Wellington Gardens Wellington Terrace Falmouth.

No objection subject to Conservation Area issues being considered. The Committee recommend that materials used match other previous approvals on the elevations of Wellington Gardens.

- 7. Boslowick** **PA19/09477** **Mr & Mrs Richard Harris**  
(Case Officer: Laura Potts. 01872 224342, [lpotts@cornwall.gov.uk](mailto:lpotts@cornwall.gov.uk))

Extension and alterations to existing dwelling including balcony.

Morva Lyn Swanpool Falmouth.

No objection.

- 8. Boslowick** **PA19/09581** **Mrs V Bacon**  
(Case Officer: Hayley Wray, 01872 224692 [hwray@cornwall.gov.uk](mailto:hwray@cornwall.gov.uk))

Works to trees namely T1- Lime - crown reduction.

1 Boslowick Close Falmouth.

No objection.

- 9. Trescobeas** **PA19/09582** **Mr & Mrs B. Keay**  
(Case Officer: Laura Potts. 01872 224342, [lpotts@cornwall.gov.uk](mailto:lpotts@cornwall.gov.uk))

Proposed two storey single detached dwelling.

1 Woodmans Cottages Trescobeas Road Falmouth.

No objection.

- 10. Arwenack** **PA19/09614** **Mr & Mrs Burley**  
(Case Officer: Hayley Wray, 01872 224692 [hwray@cornwall.gov.uk](mailto:hwray@cornwall.gov.uk))

Proposed Extension to Rear.

5 Arwyn Place Bar Lane Falmouth.

No objection.

- 11. Smithick** **PA19/09621** **Mrs Louise Fowler**  
(Case Officer: Hayley Wray, 01872 224692 [hwray@cornwall.gov.uk](mailto:hwray@cornwall.gov.uk))

Replacement of existing timber window, patio door and front door.

22 Wellington Gardens Wellington Terrace Falmouth.

No objection subject to Conservation Area issues being considered. The Committee recommend that materials used match other previous approvals on the elevations of Wellington Gardens.

**12. Arwenack** **PA19/09721** **Bosanneth Limited**  
(Case Officer: Hayley Wray, 01872 224692 [hwray@cornwall.gov.uk](mailto:hwray@cornwall.gov.uk))  
Proposed enlargement and improvement to the existing on-site parking area.  
Bosanneth 1 Stracey Road Falmouth.

No objection.

**13. Arwenack** **PA19/09761** **Mr Blue Whiting**  
(Case Officer: Hayley Wray, 01872 224692 [hwray@cornwall.gov.uk](mailto:hwray@cornwall.gov.uk))  
Listed building consent to install a top-hung flush-fitting conservation roof light into the pitched slate roof on the east elevation.  
Grovehill House, Flat 5 Grovehill Crescent Falmouth.

No objection subject to Conservation Area issues being considered.

**14. Arwenack** **PA19/09953** **Falmouth Harbour Commissioners**  
(Case Officer: Ellis Crompton-Brown. 01872224453,  
[Ellis.Crompton-Brown@cornwall.gov.uk](mailto:Ellis.Crompton-Brown@cornwall.gov.uk))  
Change of use from a C3 residential use to a commercial use consisting of A1 (retail), A2 (professional services) or A3 (cafe).  
Former Engravers Cottage Custom House Quay Falmouth.

No objection to the change of use.

**15. Boslowick** **PA19/09956** **Mr & Mrs Jenkin**  
(Case Officer: Nigel Brabyn. 01872 224461, [nbrabyn@cornwall.gov.uk](mailto:nbrabyn@cornwall.gov.uk))  
Proposed extension to garage and porch and first floor extension.  
42 Mongleath Avenue Falmouth.

No objection.

**APPENDIX II**  
**2<sup>ND</sup> DECEMBER 2019**

- 1. Boslowick** **PA19/09021** **Mr C Wiesbauer**  
**(Case Officer: Laura Potts. 01872 224342, [lpotts@cornwall.gov.uk](mailto:lpotts@cornwall.gov.uk))**  
Erection of two additional dwellings H4 and H5 in Hotel grounds adjacent to previous planning permission reference PA10/06309 with variation of condition 2 of decision PA18/00873 dated 23/03/2018.  
Penmere Manor Hotel Mongleath Road Falmouth.

No objection.
  
- 2. Arwenack** **PA19/09091** **Discovery Quay Property Ltd**  
**(Case Officer: Laura Potts. 01872 224342, [lpotts@cornwall.gov.uk](mailto:lpotts@cornwall.gov.uk))**  
Change of use from 2 retail units to 4 retail units at ground floor. Changes to windows and external appearance. Port Pendennis shower block to first floor only.  
Land South of National Maritime Museum Discovery Quay Falmouth.

No objection subject to opaque glass to be installed in shower block and rear ribbon windows to residential units to prevent overlooking of neighbours and to ensure privacy.
  
- 3. Arwenack** **PA19/09177** **n/a**  
**(Case Officer: Laura Potts. 01872 224342, [lpotts@cornwall.gov.uk](mailto:lpotts@cornwall.gov.uk))**  
Change of use from retail unit Class A1 to residential dwelling (Live/work) Class C3.  
Land South of National Maritime Museum Discovery Quay Falmouth

No objection subject to opaque glass to be installed in shower block and rear ribbon windows to residential units to prevent overlooking of neighbours and to ensure privacy.
  
- 4. Boslowick** **PA19/09576** **Mr Richard Virr**  
**(Case Officer: Tim Marsh. 01872 224343, [tmarsh@cornwall.gov.uk](mailto:tmarsh@cornwall.gov.uk))**  
Reserved matters application for layout following outline permission PA15/02640 dated 07.11.16 for construction of upto 69 Extra Care dwellings, including associated communal space and a new Community Centre for the use of the Bosvale Community Association. To provide new C2 Extra Care accommodation and D1 Non-residential for the Community Centre. Total GIA 8000sqm. Landscaping and associated parking.  
Bosvale Community Centre Site Hillside Road Falmouth.

Refuse as the principle of development should be reconsidered in light of the Falmouth Neighbourhood Development Plan as it was contrary to Policy FOS1. The site was integral to the community 'green corridor' aspiration. The development was overbearing in terms of scale and massing and the footprint was too large for the units now proposed. There remained concern at unsatisfactory access. The Council feels the community centre redevelopment to be paramount.

5. **Penwerris** **PA19/09649** **Mr Mike Caddy**  
**(Case Officer: Hayley Wray, 01872 224692 [hwray@cornwall.gov.uk](mailto:hwray@cornwall.gov.uk))**  
Construction of a rear dormer extension.  
16 Berkeley Cottages Falmouth.

Refuse as un-neighbourly in term of overlooking and will change the character of the street scene.

6. **Boslowick** **PA19/09479** **Mr Ray Longstaff**  
**(Case Officer: Mark Ball, 01726 223495, [Mark.Ball@cornwall.gov.uk](mailto:Mark.Ball@cornwall.gov.uk))**  
Non-material amendment in respect of decision notice PA19/04559 to alter gable end  
Elevation to Cedral weatherboard instead of render.

Refuse as not a non material amendment.

7. **Smithick** **PA19/08566** **Mr And Mrs Gardner**  
**(Case Officer: Mark Ball, 01726 223495, [Mark.Ball@cornwall.gov.uk](mailto:Mark.Ball@cornwall.gov.uk))**  
Demolition of existing residential annex to rear of 2 Park Crescent and rebuild of a larger  
new dwelling.  
2 Park Crescent Falmouth.

No objection.