

Ludgvan Parish Council

Planning Committee - Minutes – 26 September 2024

Minutes of the meeting of the Planning Committee held on Thursday 26

September 2024 at 7.00pm in the Murley Hall, Ludgvan

Planning Committee members present: Cllrs S Miucci (Vice-Chair, in the Chair), L Miucci, R Mann

In attendance: Cllr M Malone-Lee and one member of the public

Officer support: Clerk/RFO

| Minute No. | AGENDA ITEMS |
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| PL.24.25.1 | Apologies for absence were received from Cllrs Savill, Munday and Oliver. |
| PL.24.25.2 | Appointment of Committee Chair and Vice-Chair Resolved – that Councillor Savill is appointed as Planning Committee Chair and Cllr S Miucci as Planning Committee Vice-Chair. |
| PL.24.25.3 | Declarations of Interest: Cllrs L Miucci and S Miucci each declared an interest in item PL24.25.7 (b) and withdrew from the meeting during consideration of that item. |
| PL.24.25.4 | To approve written requests for dispensation None |
| PL.24.25.5 | Public Speaking The applicant for PA24/06826 attended to explain the reason for the application, and the need for an indoor outdoor space. SWW had given a comment about drainage, the applicant explained that the only water drainage would be from the roof. The studio has been designed to match the dwelling, and to bring a water feature to the property. The design aimed to minimise impact to the neighbouring property. |
| PL.24.25.6 | Minutes of the previous meeting – 25 January 2024 Resolved – that the minutes of the planning committee, as above, having been circulated, be taken as read, approved and signed by the Chair as a true and accurate record of the meeting. |
| PL.24.25.7 | Planning Applications |
| | a) PA24/06553 – Former Arcadia, Trencom Road, Lelant Downs, Hayle – Application for a Certificate of Lawfulness for the existing use of barn for residential use. Resolved – the parish council objects and notes that in the supporting statement provided by the applicant there is reference to them not living in the property since January 2024. It is noted that a neighbour representation also notes that there has not been continuous residential use during this time. |
| | b) PA24/06286 – Chy Lowen, Gilly Lane, Whitecross, Penzance – Wooden outbuilding to be used as studio, garden room and storage. Councillors S Miucci and L Miucci declared an interest in this item and withdrew from the meeting during consideration of this item. As the meeting was inquorate at this point, no vote was taken on this application. |

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| | <p>c) PA24/06965 – Tolver Water House, Tolver, Long Rock, Penzance TR20 8JQ – Siting of portal farm barn & associated works.</p> <p>Resolved – the parish council will support the recommendation of the County Land Agent. It is noted that there is no reference to the Ludgvan Neighbourhood Plan policies or the Ludgvan Design Statement (the policies quoted in the application are not from the Ludgvan NDP).</p> |
| | <p>d) PA24/04450 – Trevine, Blowing House Hill, Ludgvan, Penzance TR20 8AW – Managers accommodation and building to contain office and overnight guest accommodation, erection of tractor storage and associated with existing commercial business and associated works.</p> <p>Resolved – the parish council objects to the application. There is concern at the potential impact on the landscape, and an encroachment of development into the countryside. There was a lack of detail of proposed materials to be used on any of the buildings. The application has no reference to the Ludgvan Neighbourhood Development Plan or the Ludgvan Design Statement. The access to the site is not suitable for the development.</p> |
| | <p>e) PA24/06061 – Morrisons Petrol Filling Station, Eastern Way, Long Rock, Penzance TR18 3RF – Removal of the existing jet wash and proposed extension to the existing petrol filling station’s sales building, jet wash facilities, new combi-unit, bin store and associated works.</p> <p>Resolved – the parish council objects to this application, a significant increase to the sales floorspace at this location. There was no reference in the application to the Ludgvan Neighbourhood Development Plan or to the Ludgvan Design Statement. There is concern that additional sales space would adversely impact existing retail businesses in the area. Concern at the risk of light pollution from the proposed development, in a dark skies area.</p> |
| | <p>f) PA24/07088 – Garage rear of Chy An Tyak, Tregender Lane, Crowlas, Penzance – Retention of landscaping works & continuation of parking of vehicles</p> <p>Resolved – the parish council supports the application, but has concerns at the loss of biodiversity. It is requested that if permission is granted, planning conditions be included to require native species planting in order to at least maintain the level of biodiversity, or to achieve a biodiversity net gain.</p> |
| <p>Meeting closed: 8.26 pm</p> | <p>Signed by Chair:</p> |