



Carn Brea Parish Council

— Consel Plu Carn Bre —

Mr. Andrew Moyle-Browning (Clerk to the Council)
 Scryuynyas dhu Consel
 e. clerk@carnbreaparishcouncil.gov.uk

**Minutes of the Planning Committee held at
 Treloweth Community Hall, Moorfield Road, Pool, Redruth, Cornwall, TR15 3QB on
 Thursday 24th April 2025 at 7:00 pm.**

Minutes

Present: Councillors R. Drew (Chairman), D. Cooper (Vice Chairman), S. Dale, P. Holmes, J. Pollock, B. Watkins, A. Woodrow, and M. Rainbird.

Also Present: Andrew Moyle-Browning (Clerk) and Anita Hopkinson (Admin Assistant).

The Chairman explained that this was the last Planning meeting to be held under the current Council and expressed his thanks to all Councillors for their contributions over the last 4 years.

25/04/P/01 Welcome and safety procedures.

The Chairman welcomed the meeting and explained the safety procedures.

Cllr. Holmes left the meeting.

25/04/P/02 To receive apologies for non-attendance.

Councillor M. Moyle.

Cllr. Holmes returned to the meeting.

25/04/P/03 Members to declare disclosable pecuniary interests and non-registerable interests (including the details thereof) in respect of any items on this agenda.

No declarations of interests were made.

25/04/P/04 To consider written request(s) for dispensations.

No written requests for dispensations were received.

- 25/04/P/05** To allow registered elector members of the Parish to speak in respect of Planning Applications on the agenda. (Maximum of 20 minutes – every speaker has a limit of 3 minutes under Council Standing Orders).

No members of the public were in attendance.

- 25/04/P/06** To receive and approve the minutes of the Planning Committee held on 27th March 2025.

The minutes of the Planning Committee meeting held on 27th March 2025 were distributed prior to the meeting.

Resolved: that the minutes of the Planning Committee held on 27th March 2025 are approved.

Proposed: Cllr. D. Cooper **Seconded:** Cllr. B. Watkins

Cllr. Holmes left the meeting.

- 25/04/P/07** To consider the following planning applications:
All further plans received after the day of notice, up to the day of the meeting may be considered at the discretion of the Committee.

Cllr. Holmes returned to the meeting.

25/021 Camborne Redruth Community Hospital, Barncoose, Redruth, Cornwall, TR15 3ER.

PA25/01540 Revised location of generator to serve as emergency backup for Camborne and Redruth Community Hospital Decant Ward.

Resolved: that Carn Brea Parish Council support PA25/01540.

Proposed: Cllr. B. Watkins **Seconded:** Cllr. M. Rainbird

25/022 Illogan Highway Methodist Church, Agar Road, Illogan Highway, Redruth, Cornwall, TR15 3EJ.

PA25/01684 Listed building consent for the works and alterations associated with the conversion of the church complex to form commercial offices.

Resolved: that Carn Brea Parish Council supports PA25/01684.

Proposed: Cllr. P. Holmes **Seconded:** Cllr. J. Pollock

25/023 Illogan Highway Methodist Church, Agar Road, Illogan Highway, Redruth, Cornwall, TR15 3EJ.

PA25/01683 Conversion of church complex to form commercial offices and associated works.

Resolved: that Carn Brea Parish Council object to PA25/01683 on the grounds that:

- For 15 employees there is inadequate parking and we note that the application form now says may rise to 30 employees. Access to the front for vehicles would be problematic as you would cross the busy pavement onto a highway immediately opposite a road junction and traffic light pedestrian crossing.
- We further note that access to the car parking spaces at the front of the church is a new vehicle access and there are no dropped kerbs in place.
- The statement of design and access still refers to the Neighbourhood Development Plan for Lanner Parish and not the Neighbourhood Development Plan for Carn Brea Parish Council consequently the applicant has misdirected themselves.
- We point out that the Cornwall Local Plan Policy 13 (Development Standards) requires the provision of an appropriate level of off-street parking and cycle parking this application does not comply with that policy.
- Carn Brea Parish Council Neighbourhood Development Plan Policy D2 (Design Heritage and Local Distinctiveness) requires that development proposals within Pool should demonstrate reference to and incorporation of the guidance in the Cornwall Design Guide.
- The Cornwall Design Guide at para 5.7.1 says well planned parking and vehicle storage involves delivering the right number of spaces in the right location within the development, para 5.8.1 says car parking must realistically meet demand, para 5.8.3 requires infrastructure for charging electric vehicles none of the requirements above are met by this application.
- Carn Brea Parish Council Neighbourhood Development Plan Policy D4 (Reconstruction or Conversion of abandoned or neglected buildings) requires safe and convenient access arrangements to the site or must be created also that sufficient off-street parking must be provided to ensure highway safety is maintained, this application fails to meet these requirements.
- Section 4 of the Design and Access Statement entitled "Parking" sets out a level of parking provision which does not agree with the Site Plan submitted.
- The Application Form at Waste Storage and Collection indicates a lack of provision for the storage and collection of recyclable waste.
- The hours of business set out in the Application Form differ substantially from the hours of business set out in the Statement of Design and Access. For all of the above reasons we strongly object to this application. The decision was unanimous.

Proposed: Cllr. B. Watkins

Seconded: Cllr. A. Woodrow

25/024 Western United Mines Ltd, South Crofty Mine, Dudnance Lane, Pool.
PA25/02528 Submission of details to discharge condition 19 in relation to Decision notice PA10/04564 dated 03.11.2011.

Resolved: that Carn Brea Parish Council have no comment on PA25/02528.

Proposed: Cllr. R. Drew **Seconded:** Cllr. D. Cooper

25/025 6 Tincroft Road, Carn Brea, Redruth, Cornwall, TR15 3YW.
PA25/02593 Proposed demolition of the existing mundic rear extensions and construction of a new extension to the rear of the existing two-storey dwelling with internal renovations and layout reconfigurations.

Resolved: that Carn Brea Parish Council support PA25/02593.

Proposed: Cllr. B. Watkins **Seconded:** Cllr. M. Rainbird

25/026 Westwinds, Loscombe Lane, Four Lanes, Redruth, Cornwall, TR16 6LP.
PA25/02635 'Demolition of fire-damaged bungalow and replacement with two dwellings' without compliance with Condition 4 of decision notice PA24/03812 dated 16/10/2024.

Resolved: that Carn Brea Parish Council object to PA25/02635 on the grounds that it should remain a self-build development in compliance with condition 4 of PA24/03812.

Proposed: Cllr. P. Holmes **Seconded:** Cllr. J. Pollock

Cllr. Dale requested that his name be recorded as voting to the contrary.

25/027 2 Little Treloweth, Pool, Redruth, Cornwall
PA25/02564 Construction of Attached Garage to Side of Dwelling

Resolved: that Carn Brea Parish Council support PA25/02564.

Proposed: Cllr. R. Drew **Seconded:** Cllr. A. Woodrow

25/028 Camborne Redruth Community Hospital Barncoose, Redruth, Cornwall
PA25/02381 Retention and completion of single storey healthcare facility building with landscaping, drainage, battery storage and generators and other incidental works without compliance with conditions 1,2,5 and 6 of decision notice PA23/10045 dated 17.09.2024

Resolved: that Carn Brea Parish Council support PA25/02381.

Proposed: Cllr. S. Dale **Seconded:** Cllr. D. Cooper

25/04/P/08 To consider correspondence received.

The meeting was informed that there were no items of correspondence for consideration.

25/04/P/09 To receive a report on planning application decisions.

The April Planning Report was distributed prior to the meeting.

Resolved: that April's Planning report is noted.

Proposed: Cllr. P. Holmes

Seconded: Cllr. B. Watkins

Meeting closed at 8.11pm

DRAFT