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MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON MONDAY 11th JANUARY 2021 HELD VIRTUALLY VIA ZOOM DUE TO COVID-19 RESTRICTIONS AT 7PM

262/2021 PRESENT: CLLR. B HILTON (CHAIRMAN), CLLR. GAMMON (VICE CHAIR), CLLR. HARRY, CLLR. F J DYER MBE (part of meeting), CLLR. ROBINSON, CLLR. I HOLROYD, CLLR. LA BORDE, CLLR. A WILLSHEE, CLLR. D GREEN, CLLR. HART, CLLR. M HOLROYD

MRS K J HARDING – CLERK TO THE COUNCIL

Also present:

Planning Agent for

Application PA20/11156

Proposal Use of land for the siting of 3 additional safari tents

Location Primrose Farm A390 Between Rosewinnick Cottage And Junction At West Langarth Farm Penstraze Chacewater

Applicant Primrose Farm Holidays Grid Ref 175984 / 45892

And

Application PA20/11159

Proposal Change of use of land to provide an additional camping field.

Location Primrose Farm Penstraze Chacewater Truro

Applicant Primrose Farm Holidays Grid Ref 175984 / 45892

And one other member of the public.

The Chairman made everyone aware that the meeting was being recorded both by audio and video.

263/2021 APOLOGIES: CLLR. HEWITT

264/2021 DECLARATIONS OF INTEREST

Cllr. M Holroyd - D2957 Application PA20/10791

Proposal Construction of a building accommodating 2 classrooms and a nursery

Location Shortlanesend Community Primary School Northey Close Shortlanesend TR4 9DA

Applicant Mr Alastair Sneddon Aspire Academy Trust

Grid Ref 180773 / 47666

As Cllr. M Holroyd had written a letter of objection and submitted it to the Planning Portal.

The Clerk was unaware of the letter so asked for more detail before advising if he could remain in the meeting.

Part way through the discussion on this application the **Chairman** took advice from the Clerk regarding his possible interest as his daughter attended the school. The Clerk advised he perhaps should declare an interest regarding his involvement with the Friends of Shortlanesend School. At this point the Chairman declared an interest and asked to hand this part of the meeting to the Vice Chair, Cllr. Gammon. Cllr. Gammon advised she could not take over. The Clerk then suggested handing the meeting to the Parish Council Chairman to complete the application discussion.

Cllr. Harry then took over the chair for this item only.

265/2021 PUBLIC PARTICIPATION (10 MINUTES MAXIMUM, 3 MINUTES MAXIMUM PER PERSON ON PLANNING MATTERS ONLY)

Cllr. Robinson – spoke again on the outside school operating in the valley bottom, between Allenbank and Tremeneth, Idless. The site is forested and is bounded on the lower side by a fast-flowing stream and on the top side by a minor road. There is a small touring caravan on site.

Cllr. Robinson's concerns were:

- Health and safety

The children on site are under 5 and often unsupervised.

The river is unfenced and lower down the site the banks are inaccessible making rescue difficult.

Is Ofsted aware?

There are no on-site services. How is toileting, hand washing, feeding and shelter managed in a small caravan? He saw 7 to 8 children on site and 3 adults one male two females, separate toilets?

The company was called Naturally Learning

There are pigs on site so are there arrangements for extra hygiene and have adequate risk assessments been completed

- Noise

A neighbour has contacted the relevant Cornwall Council Department and is logging noise events.

- Planning

The school is full time 9am to 5pm. Should planning permission have been sought for a project of this scale?

The Clerk was asked to report this to Cornwall Council Planning Enforcement.

The Planning Agent for the two applications at Primrose Farm advised he wished to speak on those applications. The Chairman advised he would move the applications around to deal with those first.

266/2021 TO CONSIDER PLANNING APPLICATIONS AS LISTED BELOW:

Standing Orders were suspended to allow the Planning Agent to present the applications.

D2960 Application PA20/11159

Proposal Change of use of land to provide an additional camping field.

Location Primrose Farm Penstraze Chacewater Truro

Applicant Primrose Farm Holidays Grid Ref 175984 / 45892

Standing Orders were reinstated.

Observations: Support

Proposed by: Cllr. Hart

Seconded by: Cllr. M Holroyd

Vote: 10 in favour, 1 abstention

D2961 Application PA20/11156

Proposal Use of land for the siting of 3 additional safari tents

Location Primrose Farm A390 Between Rosewinnick Cottage And Junction At West Langarth Farm Penstraze Chacewater

Applicant Primrose Farm Holidays Grid Ref 175984 / 45892

Observations: Support

Proposed by: Cllr. Hart

Seconded by: Cllr. M Holroyd

Vote: 10 in favour, 1 abstention

D2957 Application PA20/10791

Proposal Construction of a building accommodating 2 classrooms and a nursery

Location Shortlanesend Community Primary School Northey Close Shortlanesend TR4 9DA

Applicant Mr Alastair Sneddon Aspire Academy Trust

Grid Ref 180773 / 47666

Please see Declarations of Interests for this item. It was partly chaired by the Chairman of Kenwyn Parish Council, Cllr. M Harry.

Observations: Defer to raise the following:

- The school's current provision for parking is inadequate. Staff already use the residential street areas to park their vehicles.
- At drop off and pick-up times this situation is even worse with parents parking in the same areas, sometimes double parked and often dangerously parked. This leads to a dangerous situation for the pupils, parents, staff and local residents. Cars are parked illegally, blocking driveways, parked on pavements therefore blocking the pavement to wheelchair users or those with pushchairs/prams.
- The current planning application for two new classrooms plus the provision of a nursery will generate an increase in staffing of around 6 – 8 new members, all of whom will want to park their cars. There is no onsite parking provision included for this. Given the existing difficulties and dangers outlined above this is not an acceptable proposal. The School must include its own parking provision for its staff on site. There was some discussion some time ago about providing car parking on the school field by laying appropriate hard standing mats to allow for this. Has this been considered as part of this planning application?
- Whilst the Parish Council does not wish to stand in the way of the school's expansion the parking problems must be addressed. Sufficient parking for all staff and visitors must be provided for inside the school's boundary.
- Does the School have an up-to-date Green Travel Plan that should be addressing the existing problems with parent parking outside the school?
- We have deferred the application rather than object to it as we would like to work with the school to find suitable onsite parking provision that addresses the current problems and future problems once the new classrooms and nursery are built.

D2958 Application PA20/10555

Proposal Outline application with some matters reserved (access to be decided) for proposed demolition of existing bungalow and garage and construction of 3 detached houses within the existing garden/bungalow plot

Location Garth Lodge A390 Between Rosewinnick Cottage And Junction At West Langarth Farm Penstraze Chacewater

Applicant Mr P Connor Grid Ref 175923 / 46265

Observations: Support at this stage but would like a more proportionate entrance when the Reserved Matters Application is submitted. There must be provision for two cars to pass in the entrance/egress.

Proposed by: Chairman

Vote: 9 in favour, 1 against.

D2959 Application PA20/10899

Proposal The continued commercial use of the sand school

Location The Stables Idless Lane Shortlanesend Truro

Applicant Mrs P Watson Grid Ref 181148 / 47853

Observations: Support

Proposed by: Cllr. Gammon

Seconded by: Cllr. Hilton

Vote: 6 in favour, 4 against

D2962 Enquiry reference PA20/11443

Proposal Application for a non-material amendment following grant of planning permission PA20/06405.

Amendments sought - Changes to window positions, change from stone/render to stone coloured brick, change of window material, remove roof access stair and change to rear access stair.

Location Furzupland Kenwyn TR4 9BY

Applicant Mr James Miller

Observations: Support

Proposed by: Cllr. Robinson

Seconded by: Cllr. Gammon

Vote: unanimous

D2963 Application PA20/10945

Proposal Outline application with some matters reserved for the construction of hub (cafe, exhibition space/conference facility) Hive (Office/studio Space) reserve and compound (workshop/training area) and associated parking

Location Five Acres Allet Truro Cornwall

Applicant Mr Peter Warman Cornwall Trust for Nature Conservation Ltd Grid Ref 179406 / 48545

Observations: Support

Proposed by: Cllr. Robinson

Seconded by: Cllr. I Holroyd

Vote: 9 in favour, 1 against.

267/2021 TO RECEIVE PLANNING REPORTS

No Planning Reports.

268/2021 ANY OTHER ITEM THE CHAIRMAN DEEMS AS URGENT

No other urgent items.

The meeting closed at 8.13pm.