

**ST. ENODER PARISH COUNCIL - PLANNING MEETING of 10<sup>th</sup> September 2024**  
**Summercourt Memorial Hall 7pm**

**AGENDA**

- 1. Apologies for absence.**
- 2. Declarations of Interest & to issue Dispensations** in agenda items (if required).
- 3. Public Session** (15 minutes, maximum 3 minutes per speaker).
- 4. Minutes** of the Planning Meeting of 11<sup>th</sup> June 2024 to be approved and signed.
- 5. Matters Arising** from those minutes.
- 6. Planning Applications**
  - i. PA23/03632 Summercourt MOT Centre Narrow Lane Penhale. Construction of 6 no. new light industrial units. Re-clad existing MOT centre and replace roof without compliance with condition 4 of decision notice PA18/08409 dated 02/09/2020, and amendment to condition 4 for the new bay units 2 & 4 to the rear of the site to be restricted to Class B1 & Class B8 uses (now covered by class E) and for no other uses including class B2 as defined in the schedule to the Town & Country Planning Act (use of classes) order 1987 (as amended)- additional information (noise impact assessment) *previous comment object the application due to neighbouring housing, although the Parish Council would be happy with 8am-6pm Monday to Friday and Saturday 8am-1pm.*
  - ii. PA24/06168 Land North East Of Highgate Farm Highgate Hill Indian Queens. Application for Permission in Principle for the proposed construction of one dwelling in the garden of the residential dwelling known as Highgate Farm (minimum 1, maximum 1).
  - iii. PA24/06394 Burthy Row Farm Summercourt. 'Construction of a Solar Farm and Battery Energy Storage System (BESS) facility together with all associated works, equipment and necessary infrastructure' without compliance of condition 2 of decision PA23/01893 dated 19/12/2023.
  - iv. PA24/06518 The Orchard Highgate Hill Indian Queens. Proposed Sunroom to replace conservatory.
  - v. PA24/06520 Woodlands New Road Summercourt. Construction of domestic garage on footprint of former garage.
  - vi. PA24/05312 Land Near Green Acres Farm Scarcewater Grampound Road. Construction and operation of a renewable energy generating system comprising up to 49.9MWac photovoltaic (PV) solar array and associated infrastructure and works.
  - vii. To consider applications after the despatch of the Agenda as advertised on the Parish Council Website ([www.saintenoderparishcouncil.org.uk](http://www.saintenoderparishcouncil.org.uk)).
- 7. Planning Decisions and Appeals.**
  - i. PA24/02612 Caravan For Build Of The Firs Pit Lane Higher Fraddon. Proposed dwelling within existing garden area without compliance with Condition 2 of Decision Notice PA17/11382 dated 2nd March 2018- approved.
  - ii. PA24/06705 Land North West Of Former Engine House Toldish Indian Queens. Continued use of land for renting private storage space- refused.
  - iii. PA24/04638 2 Hamilton Terrace St Columb Road. Extend the single story extension as previously approved 1 metre. Increase the roof height of the rear extension. Front parking space to be surfaced in water-permeable pavers system – approved.
  - iv. PA24/00850/PRE AJs Eats And Treats Parka Road St Columb Road. Pre-application advice for construction of a 1 (No.) bedroom, single storey bungalow- closed advice given.
  - v. PA24/01594 Carvynick Golf And Country Club Summercourt. Application to modify S106

agreement PA18/04360 dated 20 August 2018 - to provide payment of the AHC prior to Commencement of the dwellings above slab level (as opposed to the infrastructure works)- modification agreed.

- vi. PA24/02575 Carvynick Holiday Centre Summercourt. Application to modify S106 agreement PA21/04793 dated 7 October 2021 namely to provide payment of the AHC prior to Commencement of the dwellings above slab level (as opposed to the infrastructure works)- modification agreed.
- vii. Decisions and Appeals after the despatch of the Agenda.

**8. Correspondence**

**9. Other *urgent* planning business**