

**MINUTES** of the **PLANNING COMMITTEE MEETING** of the St. Ender Parish Council held on **Tuesday 8<sup>th</sup> October 2024** at Summercourt New Memorial Hall at 7pm.

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**PRESENT:** Cllrs R Wimberley, C Hook, R Cole, D Hearl, R Beardwell, P Cocks, C Cowburn, M Pascoe, S Farrell, E Johns & G Lobb.

**24/P55 Apologies for absence.**

Cllrs M Kessell, M Bunyan, M Gregory.

**24/P56 Declarations of Interest.**

None.

**24/P57 Public Session.**

No public present.

**24/P58 Minutes**

Proposal by Cllr Pascoe to approve the minutes of the Planning Committee 10<sup>th</sup> September 2024, seconded Cllr Cole, unanimous.

It was **resolved** that the minutes of the Planning Committee meeting of 10<sup>th</sup> September 2024 be approved and to be signed as a true and correct record.

**24/P59 Matters Arising**

None.

**24/P60 Planning Applications**

- i. PA24/07158 Celtic Sheepskin And Co Ltd Unit 2 Indian Queens Industrial Estate Lodge Way. Retention of existing rear roller door and associated works (retrospective).  
Proposal by Cllr Cowburn to object to the application for the following reasons:
  - The Council objected to the initial proposals for Unit 2 on the industrial estate [PA19/05975, PA20/09460 and PA21/01683]. Reasons for objection included the opening up of a new road onto Moorland Road opposite residential properties, which we considered inappropriate as previous planning consents specified that the employment units should be served by the purpose-built central road for the estate. We also raised objections relating to the loss of a significant amount of established vegetation (trees and shrubs) prior to the submission of applications.
  - The Council would note that the third application [PA21/01683] was also rejected by the Planning Inspectorate.
  - The Council supported construction of the extension to Unit 2 [PA23/05424], subject to an appropriate amount of screening to compensate for the amount of established vegetation that was removed prior to the various planning applications. We remain unhappy at the amount of new vegetation that has been agreed with Cornwall Council, which it is considered to be inadequate.
  - The Council is unhappy that a “temporary” access point onto Moorland Road has been allowed – the very thing that was denied through the planning and appeal process. We are extremely unhappy that we were [retrospectively] informed that the “temporary” access would only be for a very short period to aid delivery of the main construction materials for the extension, but a streetwork license was agreed for 24

months. Councillors would formally request that the streetwork license is revoked and the hedge rebuilt as a priority.

- The Council objects to this retrospective application to retain the rear roller door, which was installed without adherence to the agreed plan. We note that it is directly oppose the temporary access, which would suggest that the applicants could be bringing forward an unacceptable application for a permanent access point that planning has already ruled is inappropriate. In addition, having a roller door to the rear of Unit 2 could lead to more noise and disturbance between the building and the nearby residential properties

seconded Cllr Hearl, carried.

The above was duly **resolved**.

- ii. PA24/06394 Burhy 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- 5 day notice.

Proposal by Cllr Cowburn to agree to disagree, seconded Cllr Hearl, carried.

The above was duly **resolved**.

*Cllr Cole, as Cornwall Cllr, took no part in the decision on the above applications.*

#### **24/P61 Planning Decisions and Appeals**

- i. PA24/06748 Street Record Goss Moor St Columb. Notification under Part 8 of the General Permitted Development Order, to undertake works for the construction of a passing loop, installation of three new signals, supporting cabin and upgrading of level crossing- prior approval not required.
- ii. PA24/00156 Swallowhaze Black Cross Newquay. Outline Planning application for 2 dwellings- approved.
- iii. PA24/06520 Woodlands New Road Summercourt. Construction of domestic garage on footprint of former garage – approved.
- iv. 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- granted PIP.

#### **24/P62 Correspondence**

None.

#### **24/P63 Other *urgent* planning business**

None

There being no other business the meeting was closed at 7.15pm.

**Signed : ..... (Chairman) ..... (dated)**