



**MINUTES OF THE MEETING OF THE PLANNING COMMITTEE OF BUDOCK PARISH COUNCIL
HELD IN BUDOCK VILLAGE HALL ON 2nd JUNE 2015**

PRESENT: Cllrs Bennett, Mrs Clark, Fairbank (Chairman), Geraty, Hart, Hennell, Heritage and Mrs Perham

ALSO PRESENT: Mrs Iddon, Clerk; and 1 member of the public.

15-P16 SAFETY PROCEDURES.

The Chairman explained the safety procedures.

15-P17 TO RECEIVE AND ACCEPT APOLOGIES FOR ABSENCE.

Apologies were received and approved from Cllr Gibson (work commitment).

15-P18 MEMBERS TO DECLARE ANY DISCLOSABLE PECUNIARY AND NON REGISTERABLE INTERESTS AND ANY GIFTS RECEIVED.

Cllr Geraty declared an interest in Agenda item 7iii. He will not be speaking or voting on this item.

15-P19 TO CONSIDER REQUESTS FROM COUNCILLORS FOR DISPENSATIONS.

No dispensations were requested.

15-P20 PUBLIC PARTICIPATION / COMMENTS ON ITEMS ON THE AGENDA

One member of the public wished to speak in connection with agenda item 7iii – the conversion of stables into a dwelling opposite Roscarrack Cottage. He gave a brief background on the application. The intention is to improve the current access entrance and drainage to the lane/bridleway leading to the stables and two other dwellings. The completion of this dwelling would release another property onto the open market.

It was agreed to discuss agenda item 7iii at this stage.

15-P21 TO CONSIDER PLANNING APPLICATIONS RECEIVED FROM CORNWALL COUNCIL

PA15/04235 – Conversion of existing stables into a dwelling, and erection of a new timber stable block – site adjacent to Roscarrack Cottage, Roscarrack Road, Budock Water – Mr S. Lampshire

Considerable discussion took place with main concerns being as follows:-

- Possible opening up of that side of the road for future development
- This being deemed a 'house in the countryside' as outside of the perceived village boundary
- Dwelling for conversion not of the traditional granite barn type that is usually looked on favourably for conversion
- Possible presence of bats and barn owls on the site.

It was proposed by Cllr Bennett and seconded by Cllr Heritage and:

RESOLVED that Budock Parish Council object to this on the grounds that the location is outside of the acknowledged village boundary; and it seeks to have approval for a new dwelling in the countryside, which is not in accordance with the NPPF. The building as it stands has no redeeming features that would warrant its conversion into a house.

On a vote being taken this resolution was passed.

One member of the public left the meeting at 4.12pm.

15-P22 RECEIVE AND APPROVE THE MINUTES OF THE PLANNING MEETING HELD ON 20th MAY 2015 AND THE CHAIRMAN TO SIGN THEM.

It was proposed by Cllr Hart and seconded by Cllr Mrs Clark and:

RESOLVED that the minutes of the Planning Meeting of 20th May 2015 are received and approved.

On a vote being taken this was approved with two abstentions.

15-P23 TO CONSIDER PLANNING APPLICATIONS RECEIVED FROM CORNWALL COUNCIL

Agenda item 7iii already discussed.

i) PA15/03543 – Conversion of garage to annexe and erection of conservatory to join annexe – Colwithen, Penjerrick Hill, Budock Water – Mr Fox

After discussion, particularly on what constitutes an annexe it was proposed by Cllr Geraty and seconded by Cllr Hennell and:

RESOLVED that Budock Parish Council object to this application in its current form, as it is for a detached property which we believe does not meet the criteria set out in the Annexe Policy.

On a vote being taken this resolution was passed.

ii) PA15/04172 – Alterations and extension to dwelling – Meadow Cottage, Penjerrick Hill, Budock Water – Mr Fuller

After discussion and perusal of the plans it was proposed by Cllr Hennell and seconded by Cllr Geraty and:

RESOLVED that Budock Parish Council has no objections to this application.

On a vote being taken this resolution was passed.

There being no further business the meeting closed at 4.44pm.

Signed

Chairman

Date:2015