



**LOOE TOWN COUNCIL**

**MINUTES OF THE PLANNING COMMITTEE MEETING**

Held in the Tourist Information Centre, The Guildhall, Fore Street, East Looe  
on Wednesday 20<sup>th</sup> August 2014 at 7.00pm

**REPORT TO COUNCIL**

**PRESENT:**

Chairman: Cllr Mrs M Powell  
Councillors D J Bryan and T Stacey

**IN ATTENDANCE**

Councillor A Toms

**OFFICERS**

Assistant Town Clerk – Annette Keen

		<b>ACTIONS</b>
<p><b>29.</b></p>	<p><b><u>APOLOGIES</u></b> Apologies for absence were received from Councillor J R B Dingle.</p> <p><b><u>ABSENT</u></b> Councillors R Hendy and M Soady.</p> <p>----0000----</p> <p>The Chairman proposed to co-opt Councillor Toms for the purpose of this meeting only, as if not, the meeting would not be quorate and no recommendations could be made. This was unanimously agreed to co-opt Councillor Toms.</p> <p>----0000----</p>	
<p><b>30.</b></p>	<p><b><u>TO RECEIVE DECLARATIONS OF INTEREST</u></b> Councillor Toms declared an interest in any matter raised concerning Cornwall Council, Looe Development Trust and Looe Harbour Commission.</p>	

31.	<p><b><u>TO RECEIVE QUESTIONS OR STATEMENTS FROM MEMBERS OF THE PUBLIC</u></b></p> <p>No questions or statements from members of the public had been received. There were no members of the public present.</p>	
32.	<p><b><u>CORRESPONDENCE</u></b></p> <p>.1 <u>Planning Conference for Local Councils</u></p> <p>An invitation had been received re Planning Conferences for Local Councils from Cornwall Council. The Chairman read out the training workshops on planning related topics to the Committee. Councillor Mrs Powell showed an interest to attend and would let the office know which workshops she would attend.</p>	The Assistant Clerk to circulate this information to absent Planning Committee members.
33.	<p><b><u>DECISION NOTICES</u></b></p> <p>The Committee read through the Decision Notices as attached Appendix 'A'.</p>	
34.	<p><b><u>PLANNING APPEALS AND SITE MEETINGS</u></b></p> <p>.1 <u>Barratt Homes Development, St Martins</u></p> <p>The Chairman reported that herself and the Vice-Chairman had attended the Barratts site, action point from the last Planning Committee meeting held on 23<sup>rd</sup> July. The purpose of the site visit was to see what had not been complied with on the original planning permission.</p> <p>Much discussion took place re the planting. Councillor Toms believes the trees that have been planted are not suitable. Councillor Toms visits the Barratts site regularly and very often meets with the Site Manager to discuss issues he has. Unfortunately there has been a lot of Site Manager changes. Councillor Toms informed the Committee of all the negatives and positives of what has been or not been adhered to. Barratts have produced a programme and progress is scheduled. Councillor Toms will visit the site again. Councillor Toms stated that he will be observing closely when the next Planning Application is submitted.</p> <p>The Chairman suggested that she would sit down with possibly the Vice-Chairman and go through the plans to see what has not been adhered to and write to Stephen Kirby, Cornwall Council.</p> <p>Councillor Bryan recommended that any enforcement issues we have may be brought up at the planning workshops when the Chairman attends.</p> <p>The Committee were happy with these suggestions.</p>	Councillor Mrs Powell to view the plans and write to Stephen Kirby.
35.	<p><b><u>TO CONSIDER PLANNING APPLICATIONS AND MAKE OBSERVATIONS THROUGH THE CLERK DIRECT TO CORNWALL COUNCIL</u></b></p> <p>See attached Appendix 'B'.</p>	

<p>36.</p>	<p><b><u>TO RECEIVE REPORTS OF PLANNING CONTRAVENTIONS</u></b></p> <p>The Chairman asked each individual Committee member for any Planning Contraventions to be reported. There were none. Discussion took place re the installation of UPVC windows in the Conservation Area. The enforcement case of UPVC windows installed in Cormorants 4 Lower Chapel Street, East Looe was discussed. Educating the residents in the Conservation Area, Estate Agents and Architects of the use of UPVC in the Conservation Area and the Article 4 Directive was also discussed, but no recommendation made. Councillor Toms suggested inviting the new Conservation Officer to Looe, as David Moore has now retired. Councillor Bryan recommended that we invite the Conservation Officer to our next Neighbourhood Plan meeting. This was unanimously agreed to invite the Conservation Office to a Neighbourhood Plan meeting.</p>	<p>Invite the Conservation Officer to a Neighbourhood Plan meeting.</p>
<p>37.</p>	<p><b><u>MATTERS FOR URGENT/FURTHER DISCUSSION AS DETERMINED BY THE CHAIRMAN</u></b></p> <p>There were none.</p> <p>The meeting closed at 7.50pm</p>	

**LOOE TOWN COUNCIL  
PLANNING APPLICATION LIST  
COMM. MTG: 20<sup>th</sup> August 2014**

**IF YOU ARE MAKING A WRITTEN OBJECTION TO CORNWALL COUNCIL REGARDING ANY PLANNING APPLICATION PLEASE SEND A COPY OF YOUR LETTER TO LOOE TOWN COUNCIL**

<b>DATE</b>	<b>NUMBER</b>	<b>NAME</b>	<b>DEVELOPMENT &amp; SITE</b>	<b>LTC RECOMMENDATIONS</b>
23.07.2014	PA14/04890	Mr Anthony Pengelly Charlecote The Downs Looe	Proposed construction of parking bay	Support
30.07.2014	PA14/06648	Truro Diocesan Board of Finance Land adjacent to Barclay House St Martin's Road East Looe	Application for works to trees covered by a tree preservation order, namely area G1 (Oak), to be re-coppiced, for G2 (Oak and Holly) to be re-coppiced and all arising to be made into habitat wind rows in woodland.	Support
01.08.2014	PA14/06334	Mrs C Sparkes Two Rivers Quay Road West Looe	Ballustrade to garden terrace	Support
11.08.2014	PA14/07207	Mr and Mrs G Hollis Land South of Little Stable Plaidy Park Road Looe	Construction of new dwelling (renewal of PA11/03879)	Support on grounds that the original conditions of planning permission granted for PA11/03879 are strictly adhered to.
11.08.2014	PA14/07070	Ms S Goode 1 Sunmycroft North Road West Looe	Raised area of decking to front of dwelling (revised scheme following refusal of PA13/09006).	Object on the grounds of: Against Policy in a Conservation Area. Out of Keeping. Set a Precedent. Overlooking of neighbouring properties. Particular concern of overlooking into childrens bedrooms. Failure to comply with the previous Enforcement Notice.
11.08.2014	PA14/07197	Mr Martin Noble Larssons Coffee House 7 Buller Street Looe	Proposed new dormer window to West elevation	Support on the grounds that Conservation Grade UPVC material is used for the dormer window.

DATE RECEIVED NOTIFICATION	REF NO:	NAME AND ADDRESS	DEVELOPMENT	LOOE TOWN COUNCIL RECOMMENDATIONS	CORNWALL COUNCIL DECISION
28.07.2014	PA14/04872	Tremayne House Sandplace Road St Martin	Erection of garage with workshop over. Demolition of existing garage	<b>PERMISSION FOR DEVELOPMENT 20<sup>th</sup> August 2014</b> Object. Concerns of land stability. Access to the site. Land contamination. Water contamination. Set an undesirable precedent alongside the river for residence. Take into account the comments from the Cornwall Council Tree Officer.	Approved with Conditions
8.07.2014	PA14/04877	Flat 1 Woodcrest Marine Drive Hannafore Looe	Single storey extension to rear of building	Support. Decision made under delegated authority	Approved
01.08.2014	PA14/04183	Mrs Janet Darlington Unit 1 Riverside Court Quay Road West Looe	Change of use from jewellery shop to hairdresser salon	Support	Approved with Conditions

01.08.2014	PA14/04655	Mr and Mrs Robert Reason Quatre Vents Barbican Road Looe PL13 1EU	Two storey extension	Object on the grounds of: Over development of the site.	Approved with Conditions
01.08.2014	PA14/04739	Mr Philip Desmonde Wall adjacent Elm Tree Road East Looe	Retrospective application for the reconstruction of the retaining wall on a like for like basis and bring the road back into functional use	Support that the wall is reconstructed but strictly on the conditions that: The wall is faced with Cornish stone and enclose the steel girders. Reinstate previous ground levels. Proper storm water drainage solutions are installed. 28/7/14 Further comments received from Town Council Having spoken with both the Chairman and Vice-Chairman of Planning they both agree that although elevated it is highly visible from other areas of Looe including West Looe, which is also in the Conservation Area and part of the historic core of the town, the wall must be faced with suitable material to hide the metal girders and improve	Approved with Conditions

				<p>the appearance. They would therefore request that this application be called in for Committee decision. 5/8/14 Further comments received from the Town Council The Planning Chairman has made comment this morning that we reluctantly agree to disagree with your decision re PA14/04739.</p>	
01.08.2014	PA14/05083	Mr Steve Reveler Clipper Point Hannafore Lane Looe	Proposed reshaping of roof decking staircase enclosure and claddings	Object on the grounds of: Use of UPVC in a Conservation area. Out of keeping. Overlooking of neighbouring properties. Decision made under delegated authority.	WITHDRAWN
01.08.2014	PA14/05552	Mr Paul Smythe Portnadler West Looe Hill PL13 2HW	Proposed enlargement of rear dormer, side Juliet balcony and bridge to garden	Support	Approved
15.08.2014	PA14/06084	Mrs E Crossley Middletons Comer Buller Quay Quay Street East Looe	Change of use with no external alterations of beauty salon to residential apartment	Approved	WITHDRAWN

15.08.2014	PA14/05119	Miss Emma Moles Bridge Multi-Academy Trust Looe Primary School Hay Lane East Looe	External safeguarding to the perimeter of the school playing field to include the erection of 2m high power-coated metal fencing system and associated gates to the western boundary	Support	Approved with conditions
15.08.2014	PA14/05727	Messrs P and M Parkes and Pote Hillingdon Portuan Road West Looe	Change of use of existing C1 Guest House to 2 No C3 residential units, comprising a ground floor flat and a 2 storey (first and second floor) maisonette. Associated external alterations including demolition of rear ground floor extension and some replacement doors and windows.	Support	Approved with conditions
15.08.2014	PA14/05818	Mr S Bareford Tregarland East Cliff East Looe	Extension to ground floor bathroom, patio, balcony and internal alteration	Support	Approved
				<b>REFUSAL FOR DEVELOPMENT</b> <i>20<sup>th</sup> August 2014</i>	
01.08.2014	PA14/05130	Mr and Mrs T Golds Westways North Road West Looe	Re-roofing of existing dwelling and construction of attic room, dormer roof to rear of property	Object on the grounds of: Out of keeping with other properties in the area. The use of UPVC in a Conservation area.	REFUSED



				All other dormers facing East and below the existing roof line.	
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