

## MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON 2<sup>ND</sup> AUGUST 2018

**Members Present:** Cllrs: B Willingham (Chairman), J Bryson, B Dixon, T Gibbs, P La Broy, T Philp, F Richens, D Towl

**Non-voting members present:** Cllr L Moores

**Present:** Tracey Gliddon – Committee Administrator (CA)

**Public present:** 1

- PL/382/18** To receive and accept apologies for absence  
Cllr: L Deely
- PL/383/18** To receive registered and non-registered disclosable pecuniary interests and non-registerable interests  
None
- PL/384/18** Dispensations: to consider requests for dispensations  
None
- PL/385/18** Minutes: to receive, confirm and sign the Minutes of the Planning Committee Meeting held on 19th July 2018  
**Resolved:** That with the amendment below the Minutes were a true and accurate record of the Meeting and were signed by the Chairman.  
*PL/380/18 – amendment to the spelling of ‘Flacon Hotel’ to ‘Falcon Hotel’.*
- PL/386/18** Public participation – a maximum of 15 minutes for public present to make comments concerning items on the agenda only (maximum of 2 minutes per person - dependent on numbers present; questions must be directed through the Chairman)  
None  
  
*Standing order 3e was suspended to allow a member of the public to speak and take questions from Cllrs regarding application 1) PA18/05714. Standing order 3e was reinstated following discussions.*
- PL/387/18** Planning applications – to discuss and decide on response to Cornwall Council in relation to:  
1) Ref. No: PA18/05714 - Expansion and amalgamation of the existing Infant and Junior School to include new Reception, KS1, KS2 Classroom Blocks, Staff-room Block, re-modelling and extensions to Existing main School Buildings and associated external works including the removal of the existing modular units and adapting of car parking areas to front of school; and the installation of the associated new external canopies. Bude Primary Federation, Broadclose Hill, Bude, EX23 8EA  
**Resolved:** BSTC had no objection to the application, but requested that the air conditioning units should be within the noise level limits set by the Environment Agency. It is also requested that Section 106 monies be used to provide a shelter adjacent to the Co-op carpark and Footpath 506/40/02 be upgraded for the use of pedestrians/school children to access the school, ideally with a permeable surface.

2) Ref. No: PA18/06630 - Listed Building Consent for Installation of electric boiler on 2nd floor, removal of condemned boiler on ground floor, installation of range cooker, replacement of heating pipes and a new small pressure release pipe.

Hockins Cottage, Spicers Lane, Stratton, EX23 9DR

**Resolved:** BSTC approved Listed Building Consent

3) Ref. No: PA18/06257 - Variation of condition 2 (approved plans) in respect of decision notice PA16/08829 dated 08/12/2016 - Proposed new bungalow with single garage. Land Rear of 7 And 8, Maer Down Road, Flexbury, Bude, EX23 8NG

**Resolved:** BSTC had no objection to the variation of condition 2

**PL/388/18**

**Neighbourhood Plan (NP) Action Group**

Notes from this morning's meeting will be distributed to all Cllrs in due course, discussion took place with regard to keeping a copy of the notes from the Action Group meetings in the BSTC offices for future reference. The next meeting will take place between 9am-10am on the 16<sup>th</sup> August 2018, all Cllrs are invited to attend.

**PL/389/18**

**Correspondence Received – for information:**

a) Decision notices were discussed.

Cllr La Broy gave a short precis of the Planning Committee meeting he had attended at Cornwall Council to speak against PA18/03816 - Splash Leisure Pool extension, the outcome being Cornwall Council agreed to allow the proposal. BSTC noted their disappointment at this decision.

b) To note and discuss if appropriate correspondence received since the last meeting and agree any associated actions.

Correspondence had been received from Surfers Against Sewage. Discussion took place as to which Committee this should be placed with. Cllr La Broy reported that he had been working on this issue at Cornwall Council and was in contact with the Environment Agency to ascertain some facts and figures. Discussion took place. Cllr La Broy would continue to look into the issues and report back at a later date.

**PL/390/18**

**Planning Enforcement:**

The CA was asked to report the signage at Splash Leisure pool for the swimming pool and The Venue to the CC Enforcement Team.

**PL/391/18**

**Section 106 Monies, CIL (Community Infrastructure Levy) and Developer Off Site Contributions (DOSC)**

Cllr La Broy reported to the Committee that CIL will definitely be going ahead.

The Chairman closed the meeting at 11.04am

Chairman's Signature.....Date.....

**CORNWALL COUNCIL - LIST OF PLANNING DECISIONS – 2<sup>nd</sup> August 2018**

**13.07.2018 PA18/05698 APPROVED**

**Location:** Binhamy Road, Stratton, Bude, EX23 9TG

**Proposal:** Non-material amendment (no.3) for replacement of approved dwellings with equivalent dwellings from the new phoenix house type range in respect of PA14/06864. Reserved matters application for the construction of 249 dwellings including roads, open space, landscaping and drainage.

**Parish: Bude-Stratton** – BSTC noted the amendment

**19.07.2018 PA18/04852 APPROVED**

**Location:** The Penarvor, 15 Crooklets, Bude, EX23 8NE

**Proposal:** Variation of condition 2 in relation to PA17/07626: Minor alteration to external landscaping and the roof with the inclusion of a lift over projection

**Parish: Bude-Stratton** – no objection

**16.07.2018 PA18/04255 APPROVED**

**Location:** Howard Mill, Stratton, Bude, EX23 9TG

**Proposal:** Application for a timber frame agricultural sheep building

**Parish: Bude-Stratton** – no objection

**19.07.2018 PA18/03859 APPROVED**

**Location:** 1 Longclose, New Road, Stratton, Bude

**Proposal:** Proposed two storey extension and alterations

**Parish: Bude-Stratton** – No objections subject to the County Forestry Officer confirming the findings of the applicant's tree expert

**18.07.2018 PA18/02072 APPROVED**

**Location:** Land West of 11 Lea Way, Bude

**Proposal:** Outline planning permission with some matters reserved: 2 dwellings

**Parish: Bude-Stratton** – had no objection subject to a tree planting scheme being incorporated and Bude Green 5 (below) being incorporated.

- Rainwater harvesting and grey water recycling be incorporated
- PV Generation and Diverter be incorporated
- Local sustainable building materials be used where possible
- Any hard standing to be of permeable materials
- Renewable source of heating ie: ground source heat pump be used

**24.07.2018 PA18/03816 APPROVED**

**Location:** Splash Leisure Pool, Stucley Road, Bude, EX23 8AR

**Proposal:** Single Storey extension to provide gym, studio and changing rooms, landscaping and associated works **Parish: Bude-Stratton** - The Town Council objects on the grounds of the visual impact and design, however a revised scheme using local materials, with a design of architectural significance and sympathetic to this prominent gateway of the Town, may be acceptable

**25.07.2018 PA18/06333 APPROVED**

**Location:** North Cornwall Motorcycles, Hospital Road, Stratton, EX23 9BP

**Proposal:** Non-material amendment (no.1) for change of roof material to SARNAFIL single ply membrane, with stick on fins to (PA15/09359) demolition of building erection of block of 10 flats

**Parish: Bude-Stratton** – No objections