



Bude-Stratton Town Council
Parkhouse Centre
Ergue-Gaberic Way
Bude
EX23 8LD
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To all members of the **Planning Committee**

You are summoned to attend a Meeting of the Planning Committee in **Room 2/3**, The Parkhouse Centre, Bude on **Wednesday 25th January 2023 at 3.00 pm** for the purpose of transacting the under mentioned business.

K Cornwell - Town Clerk

Date of issue –19th January 2023

AGENDA

1. To receive and accept apologies for absence
2. To receive registered and non-registered disclosable pecuniary interests and non-registerable interests
3. Dispensations: to consider requests for dispensations
4. Minutes: to receive, confirm and sign the Minutes of the Planning Committee Meeting held 11th January 2023
5. Correspondence Received *copied to all Committee Members unless stated otherwise*
 - a) Decision Notices
 - b) To note and discuss correspondence received and agree any associated actions
6. Public participation – for public present to make comments concerning the business of the Committee
7. Planning applications – to discuss and decide on response to Cornwall Council on the applications listed below
8. Pre-applications - to discuss and decide on response to Cornwall Council on the applications listed below
9. Planning Enforcement – To receive updates and discuss and refer, if appropriate, any new issues
10. Section 106 monies, CIL (Community Infrastructure Levy) and Developer off Site Contributions

Planning applications –25.01.23

- 1) **Ref. No: PA22/11427** - Reserved matters application following outline approval under PA21/01352 for 3 x dwellings. Land East Of Pudners Cottage, Poughill, EX23 9ER
- 2) **Ref. No: PA22/10473** – Change of Use from Methodist Church to residential C3 Dwelling. Wesleyan Methodist Church, Maiden Street, Stratton, EX23 9DQ
- 3) **Ref. No: PA23/00086** - Conversion and extensions to existing dwelling to form two self-contained units (including part-demolition and re-construction). 1 Victoria Road, Bude, EX23 8RJ
- 4) **Ref. No: PA23/00202** - Retrospective Listed Building Consent for the installation of a Timber Staircase, installation of a Wood Burning Stove complete with alterations to hearth & chimney breast, formation of first floor timber stud wall lining either side of staircase. 3 Kerstowe Cottages, Fore Street, Stratton, EX23 9BZ
- 5) **Ref. No: PA22/11338** - Proposed loft conversion. 6 Pathfields, Bude, EX23 8DW
- 6) **Ref. No: PA23/00021** - Detached double garage. 45 West Fairholme Road, Bude, EX23 8JD
- 7) **Ref. No: PA23/00282** - Demolition of rear porch & shed, construction of single storey wet room and accessible ramp. 63 Kings Hill, Bude, EX23 8QL
- 8) **Ref. No: PA23/00395** - Works to trees in Conservation Area (CA) namely: TA - Sycamore - Reduce height to crown and cut back branches overhanging the road. GB - Sycamores -Reduce height to all trees and trim back branches overhanging the road - GC - Sycamores - Reduce height and trim back branches overhanging the road. Remove several dead branches. Remove two limbs growing out sideways. 1 Old Drivers Way, Stratton, EX23 9DZ

Voting members: Cllrs: A Bluett, M Dawe, S Dearing, J Diffey, M Dorey, V Herbert-Coulson, P La Broy, P Purchase

Non-voting members: Cllrs S Browning, K Colwill, L Corrigan-Turner, K Goode, E Hanna, C Moriarty, L Quinton, A Tame, P Tilzey, J Wright

Decision Notices

05/01/2023 **PA22/09403** **APPROVED**

Applicant:- Mr Edward Whitefield

Location:- 28 Flexbury Park Road Flexbury Bude Cornwall EX23 8HY

Proposal Single-storey rear extension.

Ward: Bude

Parish:- BUDE-STRATTON had no objection in principal, but would prefer robust sustainable roof treatment and an element of pitching to the roof structure (to enable the incorporation of Solar PV and rain water harvesting). BSTC would request the incorporation of the Bude Green 5.

12/01/2023 **PA22/10042** **APPROVED**

Applicant:- Mrs Joanne Pascoe

Location:- Bowden Lane Stratton Bude Cornwall EX23 9BH

Proposal Works to trees subject to a tree preservation order: T2 (Ash) - fell due to advanced ash die back. T3 (Ash) - fell due to ash die back and increased likelihood of failure due to the imminent removal of companion tree.

Ward: Stratton, Kilkhampton & Morwenstow

Parish:- BUDE-STRATTON BSTC had no objection but would request that native trees be planted in mitigation for the loss of the Ash trees.

17/01/2023 **PA22/10193** **APPROVED**

Applicant:- Mrs Paula Lyons

Location:- Wyvern House 7 Downs View Flexbury Bude Cornwall EX23 8RF

Proposal To change the use of Wyvern House from C1 guest house to C3(a) dwelling house.

Ward: Stratton, Kilkhampton & Morwenstow

Parish:- BUDE-STRATTON no objection

17/01/2023 **PA22/09212** **APPROVED**

Applicant:- Mr & Mrs P. Trotter

Location:- Land South West Of Broomhill Manor Poughill Road Poughill Bude Cornwall EX23 9HA

Proposal Installation of 186 no. free-standing solar panels.

Ward: Stratton, Kilkhampton & Morwenstow

Parish:- BUDE-STRATTON BSTC had no objection but would request a condition that there be no felling of mature trees or loss of hedges at the site. BSTC would suggest that the panels are under-planted with wild flowers to increase bio-diversity.