



## MINUTES OF THE PLANNING COMMITTEE HELD ON 30TH AUGUST 2023

Present: Cllrs: S Dearing (Chair), A Bluett, J Diffey, V Herbert-Coulson, P La Broy,  
P Purchase

Officer: T Gliddon – Assistant Clerk (AC)

Public: 1

Meeting start time: 3pm

**Public Participation:** discussed app 2) PA23/06516.

**PL/165/23 To receive apologies and accept the reasons for any non-attendance**

None received.

**PL/166/23 To receive any declarations of interest on items on the agenda and note any dispensations granted**

None received.

**PL/167/23 To approve the minutes of the previous meeting: 16th August 2023**

**Resolved: that the minutes were a true and accurate record of the meeting and signed by the Chair.**

**PL/168/23 To co-opt two non-voting members of the public (tree champions) to the Planning Committee**

The Chair welcomed Judith Cook and Phil Brown, who introduced themselves to the Committee.

**Resolved: that Judith Cook and Phil Brown be co-opted to the BSTC Planning Committee as non-voting members.**

**PL/169/23 Correspondence received**

a) Decision Notices - Noted

b) To note correspondence received – none received

**PL/170/23 Planning applications – to discuss and consult of the applications received**

*The Chair used her discretion to take application 3), followed by application 8) next, for ease the minutes will be written in agenda order.*

1) Ref. No: PA23/06253 - Works to trees subject to Tree Preservation Orders: T:1 Ash, T2: Sycamore, T3: Beech, T4: Ash, T:5 Oak, T6: Oak, T7: Ash, T8: Ash, T9: Sycamore, T10: Sycamore, T11: Ash, T12: Ash, T13: Ash, T14: Oak, T15: Ash, T16: Oak, T17: Oak, T:18 Ash - All trees to be removed to ground level. All trees listed are located along the lip edge of the cliff directly overhanging the building below. All Ash listed contain die back. Trees are incredibly leggy. North Cornwall Plumbing Supplies Ltd (now TYR Cars) Atlantic Highway Services, Stratton, EX23 9JY

**Resolved: BSTC fully concur with the Tree officer's comments. BSTC strongly object to the removal of all but the deceased Ash trees.**

2) Ref. No: PA23/06516 - Works to trees subject to a TPO: 981 (Sycamore) - Fell. 982 (Sycamore) - Fell. 983 (Monterey Cypress) - Fell. 984 (Goat Willow) - More mature goat willow - Coppice whole tree. 985 (Prunus) - Coppice. 985A (Goat Willow) - Crown lift to 4m. 986 (Sycamore) - Fell. 987 (Sycamore) - Remove small branching and ivy on main trunk up to height of first main branch approximately 6m. 988 (Sycamore) - Fell. 989 (Ash) - Fell. G1 (Sycamores) - Retrospective permission requested for removal of 2 branches. G2 (Mixed native) - Remove self-set saplings. G3 (Ash) - Fell. G4 (Ash) - Fell. G5 (Ash) - Fell. G6 (Mixed native) - Fell. G7 (1x Sycamore and 1x Hazel) - Fell. G8 (Mixed native) -

Retrospective permission requested for crown lifting over development site. Land At Poughhill, Orchard Close, Poughill, Bude, EX23 9ES

**Resolved: BSTC see no clear and convincing justification for the extent of the works to trees within the Conservation zone (under a TPO). BSTC do not accept that the works proposed are in the best interest of the site ecology or the wider Conservation zone. This site has the appearance of a small woodland in succession and is a rich and biodiverse habitat within our community. BSTC believe that the works undertaken without permission are unacceptable and the planning committee is saddened to see yet another proposal which appears to marginalise nature and its legal protections. Additionally we wish to register a concern about future biodiversity net gain calculations with respect to this site. The Committee note that at the time of this consultation no report had been received from the Tree Officer.**

3) Ref. No: PA23/06447 - Change of use of dwelling unit 2/3 from holiday/self-contained annex use to unrestricted dwelling house use, together with retention of unit 1 as independent holiday accommodation / self-contained annex use to unit 2/3. Chalet 2, Upton, Bude, EX23 0LY

**Resolved: that BSTC had no objection and request the inclusion of the Bude Green 5 where possible.**

4) Ref. No: PA23/05397 - Extension to dining room at rear of property. 34 Minster Avenue, Bude, EX23 8RY

**Resolved: that BSTC had no objection.**

5) Ref. No: PA23/06299 - Demolition of existing garage to be replaced with single side extension to include room within the roof space. 4 Trevella Road, Bude, EX23 8NA

**Resolved: that BSTC had no objection but would prefer natural materials for the cladding treatment and the inclusion of the Bude Green 5.**

6) Ref. No: PA23/06436 - Certificate of lawfulness for existing use - for conversion of integral garage to form kitchen. Alteration of integral workshop and store room to form additional living accommodation Construction of single storey extension at rear of property (north east) to form circulation corridor. Ferrers, Stamford Hill, Stratton, EX23 9EY

**Resolved: that BSTC had no objection.**

7) Ref. No: PA23/06254 - To remove existing front steps, form new level platform and steps, with handrails, and install a wheelchair step lift. To the left of the front door, reduce ground levels and lay paving slabs to match level of tarmac. 9 Pomarine Close, Bude, EX23 8FX

**Resolved: that BSTC had no objection.**

8) Ref. No: PA23/06406 - Planning Consent for repairs and alterations to the roof and replacement of existing windows. Anthony House, 4 Fore Street, Bude, EX23 9BX

**Resolved: that BSTC had no objection in principle to the application repairs and alterations, but do have an objection to the use of Cedral cladding on the dormer window and would strongly advocate for sustainable natural materials and hung slate or natural timber to be used for the roof treatment, in line with the Bude Green 5, the CLP and the CCC Climate Change DPD.**

**PL/171/23 To discuss the current Bude Neighbourhood Plan**

No update was received.

**PL/172/23 Planning Enforcement – To receive updates, discuss and refer, if appropriate any new issues**

The AC was requested to report the applicants of PA23/06516 re works carried out to trees under a TPO to CC enforcement. The AC was requested to investigate the EA compound at land owned by BSTC at Neetside Road with the possibility of Enforcement action.

**PL/172/23 Section 106 monies and Community Infrastructure Levy**  
No update was received.

**PL/173/23 Date of next meeting**  
13th September 2023

Meeting closed 4:30pm

Signed.....