

PADSTOW TOWN COUNCIL - PLANNING COMMITTEE: 14 DECEMBER 2021

Agenda item 5i: To advise of Cornwall Council planning decisions.

Support Officer provides list of decision that Cornwall Council has notified us of since the last meeting and provides Padstow Town Councils comments against Cornwall Council decision for the Committee to note. If Padstow Town Council submitted a specific comment to Cornwall Council, the Support Officer will check any approved decision to see if a condition relating to the comment is included and will include these in the report.

- a) **PA21/05604 17 Barrys Lane Padstow PL28 8AU** – Replacement front dormer windows, raise dormer roof, additional roof lights to South and east, additional east facing rear dormer window and internal renovations.
Padstow Town Council = **SUPPORTED**
Cornwall Council = **APPROVED**

- b) **PA21/06028 20 High Street Padstow Cornwall PL28 8BB** – Listed Building Consent for internal renovation at ground floor only. Removal of polycarbonate lean-to porch at rear.
Padstow Town Council = **SUPPORTED**
Cornwall Council = **APPROVED**

- c) **PA21/08202 6 Rainyfields Padstow PL28 8EZ** – Alterations to dwelling to include; insertion of bi-fold doors, replacement rooflight, double doors formed within existing window reveal and blocking up of existing window and door.
Padstow Town Council = **SUPPORTED**
Cornwall Council = **APPROVED**

- d) **PA21/08360 3B Trelawney Road Padstow PL28 8EQ** – Construction of a porch, first floor extension with Juliet balcony and associated modifications.
Padstow Town Council = **SUPPORTED**
Cornwall Council = **APPROVED**

- e) **PA21/08740 23 New Street Padstow Cornwall PL28 8EA** – Rear two storey extension.
Padstow Town Council = **SUPPORTED**
Cornwall Council = **APPROVED**

- f) **PA21/08909 Padstow Touring Park Padstow PL28 8LE** – Variation of Condition 1 of Application No E1/2005/00666 dated 29 April 2005 (Lifting of condition 3 on decision notice 83/1311 to allow all year holiday use) to allow for the siting of 38 no lodges.
Padstow Town Council = **SUPPORTED**
Cornwall Council = **APPROVED**

- g) **PA21/09004 25 Barrys Lane Padstow PL28 8AU** – Extensions and alterations to existing dwelling and construction of a single storey garden room.

Padstow Town Council = **SUPPORTED; provided no overlooking issues (Alma Place)**

Cornwall Council = **APPROVED**

- h) **PA21/09609 27 Netherton Road Padstow PL28 8EG** – Proposed extension over existing single-storey extension and into the roof space to provide additional bedroom and annexe accommodation, and a single-storey rear extension.

Padstow Town Council = **SUPPORTED**

Cornwall Council = **APPROVED**

Agenda item 5ii: Applications to consider

Sometimes applications being discussed, have been reconsulted due to amended plans or are linked to previous applications. Therefore, the Support Officer has included information below for the Committee regarding Padstow Town Council's earlier comments, to help them consider the application.

The Support Officer will send another report to Councillors regarding comments gathered on applications being discussed. Councillors are reminded that they can check comments that have been submitted to Cornwall Council Online Planning Register at www.cornwall.gov.uk

a) **PA21/11676 6 Moyle Road Padstow Cornwall**

This is a resubmission of PA20/06450 with some changes as mentioned in submitted Planning Statement, these changes have come about to meet Building Regulations.

For information about the previous application PA20/06450 Padstow Town Council discussion it initially in September 2020 and commented = **NOT SUPPORTED i) two storey application in a single storey development; ii) over looking issues; and iii) extension out of character with existing bungalow.**

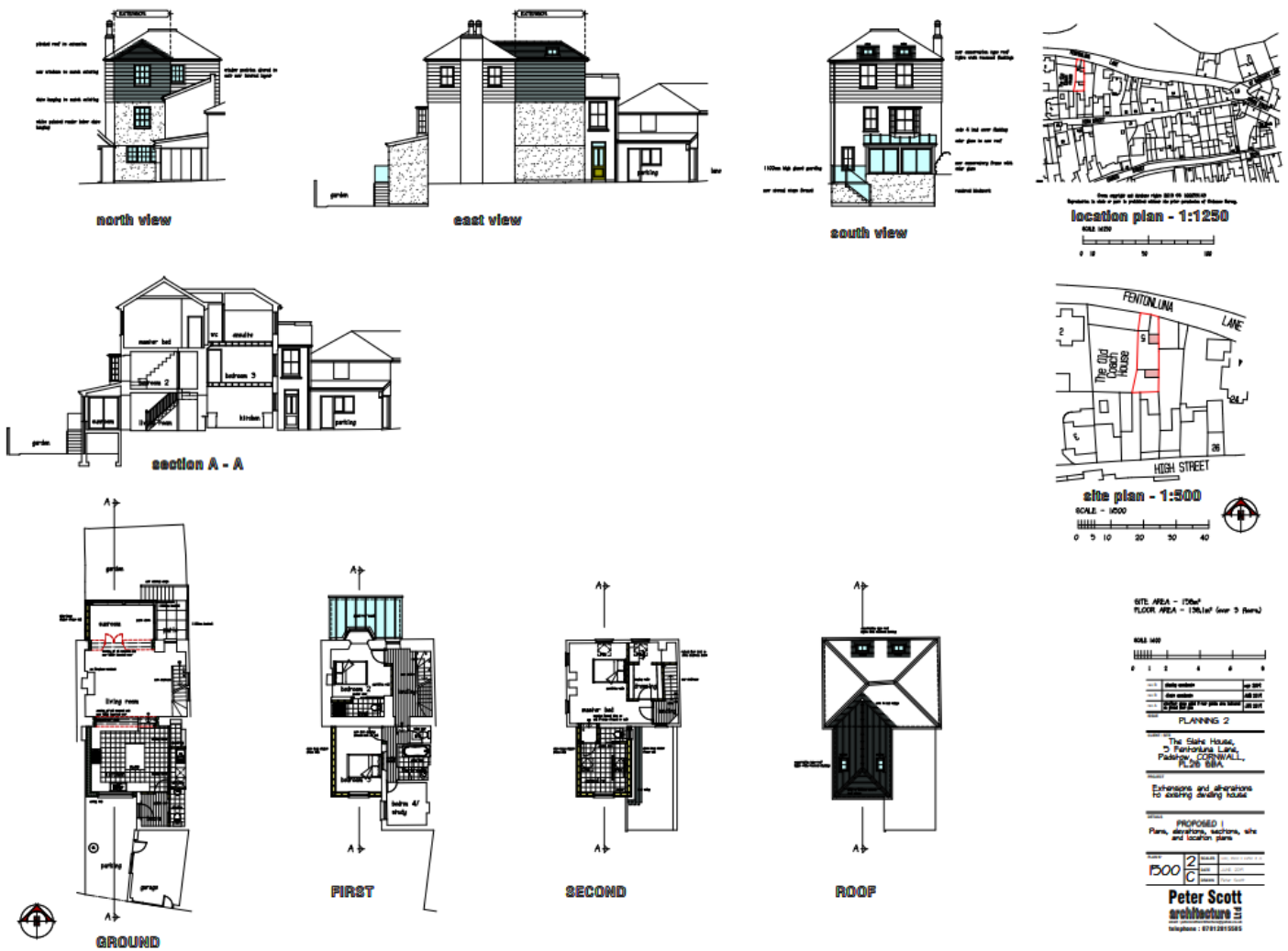
Then in January amended plans were submitted where a reduction in the extension had been submitted to which Padstow Town Council = **SUPPORTED, subject to no overlooking issues affecting property number 1**

Within the Planning Statement submitted with PA21/11676 they have provided plans of the approved PA20/06450 against the proposed.

b) **PA21/11340 5 Fentonluna Lane Padstow Cornwall PL28 8BA**

For information Padstow Town Council SUPPORTED PA19/07454. Plan on next page is from approved PA19/07454, so Committee can compare to the proposed plan for PA21/11340.

Below plan from PA19/07454 5 Fentonluna Lane Padstow



Support Officer has no further information on the items c-g

- c) PA21/10059 Land North of 38-40 Duke Street Padstow
- d) PA21/10701 1A High Street Padstow PL28 8BB
- e) PA21/11151 11-13 Barrys lane Padstow PL28 8AU
- f) PA21/11157 Kadja Dobbin Road Trevone Padstow
- g) PA21/11299 Land adj to Menethdowr Sarahs Lane Padstow

PADSTOW TOWN COUNCIL - PLANNING COMMITTEE: 14 DECEMBER 2021

Agenda item 6: To give consideration to Cornwall Council Planning and Sustainable Development Consultation on Planning Application Validation List

Cornwall Council have a consultation running until 5pm on 20 December 2021 regarding the updated validation document.

The documents was emailed to Planning Committee members 24.11.21, should any member wish to have a paper copy please contact the office and we can arrange.

Cornwall Council have advised the drivers behind the list include 'statutory requirements, policies in the National Planning Policy Framework or development plan, or published guidance that explains adopted policy should be implemented.' (Paragraph 044 of Planning Practice Guidance).

Cornwall Council have asked when commenting on the document to consider the following as set out in paragraph 040 of the Planning Practice Guidance:

'In addition to being specified on an up-to-date local list published on the local planning authority's website, information requested with a particular planning application must be:

- reasonable having regard, in particular, to the nature and scale of the proposed development; and
- about a matter which it is reasonable to think will be a material consideration in the determination of the application.

These statutory tests are set out in section 62 (4A) of the Town and Country Planning Act 1990 (inserted by the Growth and Infrastructure Act) and article 11(3)(c) of the Town and Country Planning (Development Management Procedure) (England) (Order) 2015.'

Would Committee like to submit any comments on this consultation?