

# PADSTOW TOWN COUNCIL

Council Offices  
Station House  
Station Road  
Padstow  
Cornwall  
PL28 8DA

Kathy Pemberton  
Town Clerk  
Email: [enquiries@padstow-tc.gov.uk](mailto:enquiries@padstow-tc.gov.uk)  
Website: [www.padstow-tc.gov.uk](http://www.padstow-tc.gov.uk)  
Tel: 01841 532296



04 January 2023

**TO: MEMBERS OF THE PLANNING COMMITTEE**

Councillors J O'Keefe (Chairman), R Higman (Vice Chairman), Mrs J Colwill, P Curgenvin, Mrs J Dawe and Mrs T Walter

Dear Member

All Members of the Committee are hereby summoned to attend a meeting of the **PLANNING COMMITTEE** at the **Council Offices, Station House, Station Road, Padstow** on **Tuesday 10 January 2023 at 7.00 pm** for the purpose of considering and resolving upon the business to be transacted as set out hereunder.

Yours faithfully

A handwritten signature in black ink that reads "K Pemberton". The signature is written in a cursive, slightly slanted style.

Kathy Pemberton  
Town Clerk

**COVID:** Please note this meeting will be operated with COVID precautions. All attending are asked to respect these provisions which are in place for all our safety.

## AGENDA

**Public & Press are invited to attend**

1. To receive **apologies for absence and announcements (if any)**
2. To receive **declarations of interest** relating to items on the agenda in accordance with Padstow Town Council's code of conduct.
3. **Public Participation:** to receive submissions from members of the public relating to items on the agenda, in accordance with the Council's code of conduct & standing orders.
4. **To agree the minutes** of the meeting held on **Tuesday 13 December 2022**
5. **Planning**
  - i. **To advise of Cornwall Council planning decisions:**
    - a) **PA22/03102 Land South East of Treceus Riding Stables Treceus Padstow Cornwall** – Outline planning permission with some matters reserved (appearance, landscaping, layout and scale) for mixed-use development comprising of a C2 use class care/nursing home of up to 80 bedrooms (up to 4,500 square metres), up to 28 dwelling, formation of access from the A389 and associated parking, drainage, open space and other infrastructure. **APPROVED**
    - b) **PA22/06024 Quay Walls within The Old Boat Yard North Quay Padstow PL28 8AF** – Listed Building Consent for repointing and repair of Grade II listed harbour / sea walls. **APPROVED**

- c) **PA22/08792 4-6 South Street Padstow Cornwall PL28 8BU** – Listed Building Consent for replacement shopfront signage, minor external alterations, replacement of window and main entrance doors and minor internal alterations to refurbish the shop unit. **APPROVED**
- d) **PA22/08841 4-6 South Street Padstow Cornwall PL28 8BU** – Minor external alterations and replacement of window and main entrance doors. Replacement shopfront signage. **APPROVED**
- e) **PA22/08842 4-6 South Street Padstow Cornwall PL28 8BU** – Advertisement consent for the replacement fascia signage and new freestanding A-frame sign and hand painted/traditional sign writing. **APPROVED**
- f) **PA22/09018 Quayside Cottage Market Strand Padstow Cornwall PL28 8AH** – Change of Use of existing holiday let to additional kitchen space, storage and table space for front of house (Use Class E (b)) **APPROVED**
- g) **PA22/09098 Gulland House Upper Dobbin Lane Trevone Padstow Cornwall PL28 8QR** – Retention of building permitted for purposes of a domestic garage and store over (under PA20/06068) to a holiday unit of accommodation over the domestic garage. **APPROVED**
- h) **PA22/09450 89 Sarahs View Padstow Cornwall PL28 8LU** – Demolition of conservatory and replacement with new extension at ground floor level and a new balcony at first floor level. **APPROVED**
- i) **PA22/09457 Land East of The Old Barn Trerethern Farm Padstow Cornwall PL28 8LE** – Non-material amendment in relation to decision notice PA21/09729 dated 15/11/2021 to add to the building a small porch to the north elevation. **APPROVED**
- j) **PA22/09479 Tregella Place Caravan and Camping Tregella Lane St Merryn Padstow Cornwall PL28 8LA** – Removal of condition 3 and variation of condition 4 of App No PA21/09406 dated 14 January 2022 (Retrospective planning for improvement to and extension of caravan park to replace toilet block with new laundry building, construct mower/equipment store, improvement and extension of access track and site mobile home unit to accommodate warden and office) **APPROVED**
- k) **PA22/09995 The Flat Fentonluna Lane Padstow Cornwall PL28 8BA** – Demolition of existing dwelling and construction of replacement dwelling without compliance with condition 2 and 3 of decision notice PA21/10551 dated 27.01.22 **APPROVED**
- l) **PA22/09996 9 Raleigh Road Padstow Cornwall PL28 8ET** – First floor level side extension, car-port and access to the rear of the existing property underneath. **APPROVED**
- m) **PA22/10398 Mordros Homer Park Road Trevone Padstow PL28 8QU** Non Material Amendment to application no PA21/12589 dated 14.02.22. for Extension to room in the bungalow roof, new single storey rear extension incorporating a new kitchen/dining room. New double height entrance hall and rear dormer added to existing roof, namely, solar panels to front and rear roofs; repositioning of ground floor bathroom, improved snug/office area, associated walls demolished. New sewage pump and pipe routes added; reorganisation of master bedroom with juliet balcony, rear dormer configuration changed and new en suite position with waste added **APPROVED**

**ii. To note tree works applications submitted to Cornwall Council:**

- a) **PA22/11457 10 St Saviours Lane Padstow Cornwall PL28 8BD** – Works to trees within a conservation area – removal of three Cupressocyparis Leylandii

**iii. To discuss and decide on responses to the following planning applications from Cornwall Council:**

- a) **[PA22/10538](#) 82 Boyd Avenue Padstow Cornwall PL28 8HD** – Two-Storey side extension to add two bedrooms
- b) **[PA22/10931](#) The Walled Garden Duke Street Padstow Cornwall** – Listed Building Consent for proposed installation of an external ventilation wall fan with a black painted, cast iron grille vent.
- c) **[PA22/10916](#) 4 Barrys Lane Padstow Cornwall PL28 8AU** – Proposed rear single-storey extension and associated alterations to existing dwelling house.
- d) **[PA22/10917](#) 4 Barrys Lane Padstow Cornwall PL28 8AU** – Listed Building Consent for proposed rear single-storey extension and associated alterations to existing dwelling house.
- e) **[PA22/11318](#) 26 Dennis Road Padstow Cornwall PL28 8DE** - Proposed extensions & alterations to existing semi-detached dwelling.
- f) **[PA22/11390](#) Rocky Bottom 23 Dennis Road Padstow Cornwall** – Resubmission of PA19/07659 for: Erection of porch, rebuild and extend existing garage to accommodate kitchen/utility and store. Extension and renovation of existing single storey side/rear addition. Demolition of first floor rear dormer and erection of new dormers to rear and side elevation with associated building works.

- 6.** To note date of next meeting: Tuesday 14 February 2023 at 7.00 pm