

MINUTES OF THE PLANNING COMMITTEE MEETING OF ST NEOT PARISH COUNCIL HELD IN THE COMMITTEE ROOM, ST NEOT INSTITUTE, ST NEOT ON WEDNESDAY, 8TH DECEMBER 2021 AT 7PM

Present: Councillors H Bunt (Chair), C Smith, G Rogers, T Thrussell, T Hooper and M Rowe.

Sue Blaxley (Parish Clerk)

The Chair opened the meeting at 7pm. He confirmed that no one was recording the meeting.

Public Participation

None

1. Apologies

None.

2. Declaration of interest in items on the agenda

None.

3. To confirm the minutes of the meeting held on 10th November 2021

The minutes of the meeting held on 10th November 2021, having been previously circulated, were agreed as an accurate record.

4. Applications and appeals received from Cornwall Council

To receive and consider the following planning applications:

PA21/09871 – Change of use to residential use at Colvannick, Tredarrup, St Neot

Councillor C Smith said that planning permission was granted in January 2020 for a change of use from holiday to residential use at Mennabroom which neighbours the application site. He said that conditions were imposed on that planning permission removing permitted development rights. He said that planning permission was refused in 2015 for a change of use from holiday to residential use at Colvannick on policy grounds but since then, the policy framework has changed and furthermore, the recent permission at Mennabroom has set a precedent. He said there was no reason for refusing this application. Councillor M Rowe said that the owners will inevitably benefit from the increase in value of the dwelling if this permission is granted but as it can already be occupied for 11 months of the year, there is no harm in the use being for 12 months. Councillor T Thrussell said the bungalow has been in use as a holiday home

since 1981. Councillor T Hooper said that permanent residential use will contribute to the local economy through the addition of housing stock. It was proposed by Councillor M Rowe and seconded by Councillor G Rogers that the application be supported subject to the same conditions being imposed as on the permission for Mennabroom (PA20/07437). All Councillors voted in favour of the proposal. The proposal was therefore carried.

5. Date of Next Meeting

To be arranged.

There was no further business and the meeting was closed at 7:15 pm.