



ST. IVES TOWN COUNCIL

The Guildhall
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Tel: (01736) 797840

Our Ref: LDW/Planning/ag

Your Ref:

Ask for: Louise Dwelly

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Website: www.stivestowncouncil-cornwall.gov.uk

Date: 1st October 2021

Dear Councillor

PLANNING COMMITTEE MEETING 7 OCTOBER 2021

You are given notice of a meeting of the Planning Committee to be held in the Council Chamber at the Guildhall, St Ives on **Thursday 7 October 2021, at 7pm.**

Members of the Council are hereby summoned to attend for the purpose of considering and resolving upon the business set out in the Agenda attached.

Please note that the proceedings of this meeting may be recorded in line with regulations set out in the Openness of Local Government Bodies Regulations 2014. A copy of St Ives Town Council's procedure for the recording of meetings is available on the website, or from the Clerk's office on request.

Please note that due to COVID-19 Guidelines, the Chamber has a limited capacity. Once the capacity of the room has been exceeded, health and safety regulations will require the Council to limit attendance.

Louise Dwelly
Town Clerk

To: All Councillors, Town Clerk, Service Managers
Press
Cornwall Councillors
Community Link Officer.

Membership of Planning Committee

Chairman -	Messenger K	
Vice-Chairman -	Mitchell A	
Town Mayor and Deputy Town Mayor (ex officio, voting members)		
and Councillors:	Hodson C	Ryall J
Arthur L	Hynes S	Wells J
Beveridge J	Rogers L	
Bradford R		

PLANNING COMMITTEE MEETING – 7 OCTOBER 2021

AGENDA

1. **Apologies for Absence**

2. **Minutes**

RESOLVED – that the Chairman signs as a true and correct record the Minutes of the meeting of the Committee held on 16th September 2021.

3. **Declarations of Councillor / Officer Interests**

4. **Public Speaking**

5. **Planning Applications**

Part A: Applications Recommended for Approval

Part B: Applications without Recommendations

Please note that an updated Planning Schedule will be circulated at the meeting if additional planning applications are received by Monday of the week of the meeting.

6. **Items for Information**

St Ives Town Council

Planning Schedule for meeting date 7 October 2021

Please note: The agenda will be divided into two parts, Part A and B.

Ref No. 4157 – 4161

Part A - These applications have been subject to consultation with the Chairman of the Planning Committee and are recommended for support. Reasons for the recommendation are set out.

<i>Ref No.</i>	<i>CC Ref</i>	<i>Site (Applicant)</i>	<i>Proposal</i>
<i>Part A Applications with officer recommendations</i>			
4158	PA21/07689	St Ives Library, Gabriel Street, St Ives (Town Clerk)	Replace roof coverings.
<p>Special Recommendation: The Town Council own the library building and therefore, following consultation with the monitoring officer, in cases of this kind, it is advised that that Committee are free to debate the item and determine what its decision would have been. However, instead of voting, it should provide comments to the Planning Case officer in the following form:</p> <p>The Town Council is the owner of the property and applicant, and therefore the Planning Committee will not be voting on this application. Had the Committee done so, it would be in support, given that the application proposes a like for like replacement of the roof covering of a historic building in urgent need of repair and will follow the Historic Environment Officer's advice in full, which is as follows:</p> <p>in order to preserve the character of the building and conservation area HEP advises the following;</p> <p><i>The re-use of all sound existing slates where these are original, prioritising the front roof slope for re-use</i> <i>The retention of the cast iron finial on the corner turret spire roof and the use of close mitred detailing to match the existing</i> <i>The reinstatement of the decorative ridge tiles</i> <i>Agreement that the roof slate to make up any shortfall, all slate to be nail fixed and not clipped</i></p>			
4157	PA21/08891	Fauna Studio, Mount Zion, St Ives (M Lang)	NMA1 to warm roof covering in respect of decision notice PA21/00001
<p>Reasons for recommending support:</p> <ul style="list-style-type: none"> • Conventional roof covering – more in keeping with the building and its environs than the permitted scheme. • This NMA excludes all other elements of PA21/00001 – such as roof windows and front windows, which will all remain as is per the original permission. 			
4159	PA21/08259	West Lodge, Church Lane, Lelant (Mr and Mrs Stevens)	Works to trees namely: - (G1) Monterey Cypress x 2, raise canopy – subject to TPO
<p>Reasons for recommending support:</p> <ul style="list-style-type: none"> • No objection from the Tree Officer. • The works proposed are reasonable in the context of managing the trees in relation to the residential property. 			
4160	PA21/07906	Bickington House, Flat 7, Brewery Hill, Lelant (Susan Adams Bickington House Residents Company)	Bay Tree adjacent to Flat 1 – prune back into shape, it's overgrown and blocking part of the pathway. Crown approx. 3ft off the top and shape the circumference.

Reasons for recommending support:

- Overgrown tree, that needs pruning
- Works are proportionate and will enhance the tree and allow access.

4161	PA21/08780	1 Treloyhan Manor Drive, St Ives (C Sparrow)	Installation of an in-ground swimming pool.
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Reasons for recommending support:

- No letters of objection online.
- The property is currently under construction.
- The proposal would normally have been addressed under permitted development rights but, as permitted development rights have been removed from the original application, the applicant was advised to submit a full planning application by the Case Officer.

Section B – Applications without recommendation

4162	PA21/08215	Treloyhan Manor, Trelyon Avenue, St Ives (St Ives Assets)	Minor alterations to the external elevations of the existing building.
4163	PA21/08831	Church Cottage, Church Road, Lelant (Mr and Mrs King)	Construction of ground floor extension and associated works.
4164	PA21/08717	31 Richmond Way, Carbis Bay (Mr and Mrs G Martin)	Extensions to front and rear of existing bungalow and new pitched roof.
4165	PA21/06778	The Old Quay House Inn, Griggs Quay, Hayle (Mr and Mrs Richards – The Moon & Kingfisher Hayle Ltd)	Alterations and extensions to lodges 1-6 including raising the ridge height and creating balcony areas. Lodges 7-9 are proposed to be replaced with new enlarged lodges with balconies and raised ridge heights and associated works. All lodges will remain as holiday use and be ancillary to the main hotel/building.
4166	PA21/08394	Oak House, Brush End, Lelant, St Ives (Mr and Mrs Black)	Conversion of storage space above garage into bed/sitting room and shower/wc.
4167	PA21/07840	1 Skidden Gardens, Skidden Hill, St Ives (Mr Crompton)	Proposed external alterations, conversion of walled courtyard to create a breakfast room, balconies to the east and north elevation. Amended scheme of PA20/10738
4168	PA21/08205	Land adjacent to Trenwith Vean, Trenwith Lane, St Ives (Mr M Barrett)	Construction of Dwelling House and Associated Works without compliance with condition 3 in relation to Decision Notice PA17/08680