

Planning & Licensing Committee Minutes

NEWQUAY TOWN COUNCIL

MINUTE REF: Minutes of the Planning & Licensing Committee Meeting held on Monday 23 October 2017 at 2:00pm in the Council Chamber, Municipal Offices, Marcus Hill, Newquay. **ACTIONS:**

Present

Cllrs Mr S Carter (Chairman), Mr S Wilding, Mr P Summers, Mr J Bell and Miss J Kenny.

Also attending

Miss L Sykes (PA to the Town Clerk) and Mr C Rowley (Administrative Assistant to the Town Clerk) and 3 members of the public.

P274/17 **Apologies**

Cllr M Gardiner gave his apologies. No apologies had been received from Cllr D Mann.

260/17 **Interests**

Cllr Summers declared a non-disclosable pecuniary interest in minute reference **267/17 (11)**.

261/17 **Minutes**

i. *09 October 2017*

It was proposed by Cllr Miss Kenny, seconded by Cllr Mr Summers and

RESOLVED unanimously to accept the minutes of the meeting held on the 09 October 2017.

262/17 **Matters Arising**

None.

263/17 **Public Engagement Time**

Representations were received in support of PA17/08460 – Watergate Bay Hotel.

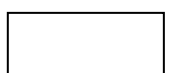
264/17 **Public Consultations**

Kayes Chemist - 8 East Street, Newquay, TR7 1BH

The committee stated that this was a welcomed improvement for the town.

Office

265/17 **To discuss and make any decisions on Licensing Applications and other Licensing matters**



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None.

266/17 To discuss and make any decisions on previous Planning Applications

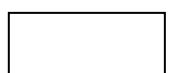
None.

267/17 To consider Planning Applications and correspondence relating to Applications:

Application	1
Application Number	PA17/08460
Proposal	Demolition of existing structures and the erection of a building to provide a lifeguard station, leisure facilities and restaurant plus all associated development
Location	Watergate Bay Hotel Trevarrian Hill Newquay
Applicant	Mr Will Ashworth Watergate Bay Hotel Ltd
Grid Reference	184166 / 64977
Comments	This is a welcomed development to the business and aids public services.
Decision	It was proposed by Cllr Miss Kenny, seconded by Cllr Mr Carter RESOLVED unanimously to SUPPORT PA17/08460.
Application	2
Application Number	PA17/09010
Proposal	Resubmission of conversion of café and erection of 1 st floor extension to dwelling to create 4 bedroom dwelling with off-street parking to extend consent for a further 3 years
Location	Sunnysands / Café Coast Beach Road Porth Newquay
Applicant	Mr and Mrs Dunmore
Grid Reference	182934 / 62637
Comments	This application has already received the previous approval from the LPA. It was noted that the Town Council objected to the original application.
Decision	It was proposed by Cllr Miss Kenny, seconded by Cllr Mr Carter and

**267/17
(1)**

Support



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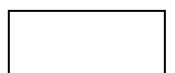
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(2)

	<p>Resolved to make NO OBJECTION to PA17/09010.</p> <p><i>Cllr Mr Summers objected to the proposal.</i></p>	
Application	3	
Application Number	PA17/09111	
Proposal	Conversion and extension to create an additional dwelling	
Location	Land south of 79 Pendragon Crescent Newquay	
Applicant	Mrs A Cui	
Grid Reference	182232 / 60510	
Comments	<p>The proposed development is small and cramped. The proposed height and mass is overbearing on the footprint and an additional dwelling would be detrimental to the street scene. The formation of a 'wedge' shaped additional dwelling is also out of keeping with the street scene.</p>	
Decision	<p>It was proposed by Cllr Miss Kenny, seconded by Cllr Mr Summers and</p> <p>RESOLVED unanimously to OBJECT to PA17/09111.</p>	
Application	4	
Application Number	PA17/09128	
Proposal	Resubmission of withdrawn application No. PA17/05070 for the change of use of redundant store building to self-contained single dwelling with replacement pitched roof and minor extensions with associated parking space	
Location	The Store Headleigh Road Newquay	
Applicant	Mr Brian Walker	
Grid Reference	181480 / 61217	
Comments	<p>It was noted that the applicant had attempted to conform to the neighbouring properties and addressed the concerns of the previous application.</p> <p>Members would like the view of the Case Officer regards how the revised design fits in with the</p>	

**NO
OBJECTION**

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OBJECT



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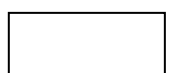
267/17
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	street scene.
Decision	It was proposed by Cllr Mr Carter, seconded by Cllr Mr Bell and RESOLVED unanimously to NO OBJECTION to PA17/09128.
Application	5
Application Number	PA17/09202
Proposal	Replace wooden single pane windows at the front with new double glazed upvc windows in similar style
Location	Minerva Hotel 2-3 The Crescent Newquay TR7 1DT
Applicant	Mr Owen Griffiths
Grid Reference	181006 / 61680
Comments	Minor changes to the street scene. Even though members regretted the loss of the natural frame, it was noted that it was needed for an economical and structural improvement.
Decision	It was proposed by Cllr Mr Carter, seconded by Cllr Mr Summers and RESOLVED unanimously to make NO OBJECTION to PA17/09202
Application	6
Application Number	PA17/09261
Proposal	Enlargement of existing terrace / decked area to main ground floor level of the dwelling
Location	4 Corisande Manor 6 Riverside Avenue Newquay TR7 1PL
Applicant	Ms Carole Brister
Grid Reference	179399 / 61290
Comments	The proposed development is on a very sensitive location, however, it doesn't appear to be damaging the outlook of the area. There were no known local objections.
Decision	It was proposed by Cllr Mr Carter, seconded by Cllr Mr Bell and

**NO
OBJECTION**

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(5)

**NO
OBJECTION**



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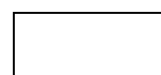
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	<p>Resolved to make NO OBJECTION to PA17/09261.</p> <p><i>Cllr Miss Kenny abstained from voting.</i></p>	
Application	7	
Application Number	PA17/09298	
Proposal	Proposed car port, bin store widening of vehicular access and improved parking / turning for disabled access	
Location	1 Pentire Road Newquay TR7 1NX	
Applicant	Mr K Daniel	
Grid Reference	180266 / 61445	
Comments	There were no known local objections. The footprint will support the proposed developments.	
Decision	<p>It was proposed by Cllr Mr Carter, seconded by Cllr Mr Bell and</p> <p>RESOLVED to SUPPORT PA17/09298.</p> <p><i>Cllr Miss Kenny abstained from the vote.</i></p>	
Application	8	
Application Number	PA17/09468	
Proposal	Small scale alterations to ground floor façade of the building to enlarge the existing windows into two full height, glazed openings	
Location	9 Bank Street Newquay TR7 1EG	
Applicant	David Sullivans Childrens Partnership	
Grid Reference	180865 / 61627	
Comments	It was noted that, even though the building is an attractive historical design, they are not retail friendly. The proposed development has taken the design plan into account and the proposed windows will be in keeping with the existing upper floors. Members raised concerns around the loss of the existing stone and requested that it be kept for any future restoration work.	
Decision	It was proposed by Cllr Mr Carter, seconded by Cllr Mr Bell and	

**NO
OBJECTION**

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(7)

SUPPORT



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(8)

	RESOLVED unanimously to make NO OBJECTION to PA17/09468.
Application	9
Application Number	PA17/09478
Proposal	Demolition of conservatory and construction of 2 storey extensions including balcony and Juliet balcony
Location	22 Chyverton Close Newquay TR7 2AR
Applicant	Mr and Mrs Feast
Grid Reference	181041 / 60867
Comments	There were no known local objections. The proposed development will be making the dwelling more symmetrical and visually appealing.
Decision	It was proposed by Cllr Mr Carter, seconded by Cllr Mr Bell RESOLVED to SUPPORT PA17/09478 <i>Cllr Miss Kenny abstained from the vote.</i>
Application	10
Application Number	PA17/09483
Proposal	Advertisement consent to install a non-illuminated fret cut spaces off di bond logo above entrance doors and hanging metal work sign to exterior fascia
Location	16 Fore Street Newquay TR7 1LN
Applicant	Mr Richard Lancelot Weird Fish
Grid Reference	180788 / 61727
Comments	This development improves the quality of the street scene. It was noted that it would be in keeping with the newly developed neighbouring property.
Decision	It was proposed by Cllr Miss Kenny, seconded by Cllr Mr Cater RESOLVED unanimously to SUPPORT PA17/09483.

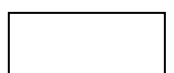
**NO
OBJECTION**

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(9)

SUPPORT

267/17
(10)

SUPPORT



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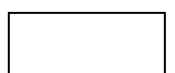
	<i>At this time Cllr Mr Summers declared a non-disclosable pecuniary interest and left the meeting (3:06pm).</i>
Application	11
Application Number	PA17/09499
Proposal	Erection of detached dwelling and detached garage / store. Resubmission of approved application PA16/11769
Location	Adj 6 Agar Road Newquay
Applicant	Mr Martin
Grid Reference	181332 / 61215
Comments	It was requested that the Planning Officer review the implication of the wall on the southern boundary.
Decision	<p>It was proposed by Cllr Miss Kenny, seconded by Cllr Mr Carter and</p> <p style="text-align: center;">Resolved to make NO OBJECTION to PA17/09499.</p> <p><i>At this time Cllr Mr Summers re-entered the meeting (3:15pm)</i></p>
Application	12
Application Number	PA17/09530
Proposal	Proposed side extension
Location	45 Sweet Briar Crescent Newquay TR7 2JP
Applicant	Mr and Mrs J Avery
Grid Reference	182297 / 70876
Comments	Limited changes to the street scene and no known local objections.
Decision	<p>It was proposed by Cllr Mr Carter, seconded by Cllr Miss Kenny and</p> <p style="text-align: center;">RESOLVED unanimously to SUPPORT PA17/09530.</p>
Application	13

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**NO
OBJECTION**

267/17
(12)

SUPPORT



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Application Number	PA17/09537
Proposal	Replacement roof, rear extension and garage extension. Juliet balcony to the north east elevation
Location	127 Henvver Road Newquay TR7 3DP
Applicant	Mr Paul Cooper
Grid Reference	183247 / 62056
Comments	No known local objections.
Decision	<p>It was proposed by Cllr Miss Kenny, seconded by Cllr Carter</p> <p style="text-align: center;">RESOLVED to make NO OBJECTION to PA17/09537.</p> <p><i>Cllr Mr Summers abstained from the vote.</i></p>

267/17
(12)

**NO
OBJECTION**

268/17

Terms of Reference and Risk Assessment

None.

269/17

Reports and any associated recommendations from Working Parties

i. Newquay Neighbourhood Plan

a. To receive and consider the draft Newquay Neighbourhood Plan Document

An update was given on the survey that was sent out to all residents in Newquay parish. An update was given on the status of the Plan.

ii. Derelict Buildings and Sites

A brief discussion was held around the status of the derelict buildings around the town.

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Other Correspondence

None.

271/17

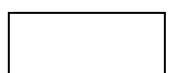
Items for information and discussion only

None.

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Date and time of next meeting

The next Planning & Licensing Committee meeting will take place on Tuesday 06 November 2017 at 2pm in the Council Chamber,



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Municipal Offices, Marcus Hill, Newquay TR7 1AF.

The chairman thanked members for their attendance and exited the meeting at 3:31pm

Signed..... **Chairman** Cllr Mr S
Carter

Date.....

