

**Agenda for Millbrook Parish Council
Planning Committee meeting
to be held on Tuesday 18th January 2022 @ 7:00pm
in Millbrook Village Hall**

1. Apologies for absence

2. Declaration of interests, gifts & dispensations if required

3. Public forum

Members of the public may make representations, answer questions and give evidence at a meeting which they are entitled to attend in respect of the business on the agenda (S/O 3e)

The period of time designated for public participation at a meeting in accordance with standing order 3(e) shall not exceed 30 minutes unless directed by the chairman of the meeting. (S/O 3f) Subject to standing order 3(f), a member of the public shall not speak for more than 5 minutes (S/O 3G)

4. To approve the minutes of the planning committee meeting held on 19th October 2021.

5. To note the delegated decision (See footnote 1) and notes from Zoom meeting held on 20th December 2021 in respect of the planning application:

The proposed change of use of public house to three dwellings, external alterations, and demolition of outbuildings to the rear with variation of condition 2 (Approved plans) of decision notice PA19/071750 which was approved at appeal on 09/09/2020.

6. To consider Millbrook Parish Council consultee planning application comment for planning application [PA21/12438](#) – Reserved matters application for approval for application PA21/01190.

Proposal : Reserved Matters application for approval for application PA21/01190 dated 3rd June 2021 for Access, Appearance, Landscaping, Layout and Scale.

Location : Land Adjacent to Highways (to North) on the corner of Maker Lane / Higher Anderton Road, Millbrook, PL10 1EB.

Applicant : : Mr & Mrs Ben and Carrie Fourniss

7. To consider Millbrook Parish Council consultee planning application comment for planning application [PA21/12236](#)

Proposal : Shopfront alterations and change of use from hair salon to food takeaway.

Location : 99 West Street, Millbrook, PL10 1AF.

Applicant : : Mr Samuel Brewer.

8. Cornwall Council communication – The Old Cooperage, Southdown Quay.

To note Cornwall Council's Officer recommendation regarding planning application PA21/08905: Proposed conversion and extension of residential building to form two apartments.

¹ Minute 275 from the Full Parish Council meeting held on 20st April 2021

The Council was asked to consider a scheme of delegation, which would be in place as a contingency, should the court case allowing the continuation of remote meetings be unsuccessful. In making the Officer's delegated decision, the Clerk would take into account the majority views of the Councillors. Decisions which would then be recorded in a register of delegated decisions. It was proposed by Cllr Roberts the Council agrees to the scheme of delegation. The motion was seconded by Cllr Wood and unanimously agreed by all Councillors.

“Millbrook Parish Council supports this application but would like the following conditions attached to the approval.

- a) Provision of an adequate Traffic Management plan given the location of the site.
- b) The caravans and storage container presently on site are removed at the end of the construction.
- c) To adhere to the Neighbourhood Development Plan that both apartments remain as primary residences and do not become second homes or are let as holiday homes.

Officers are in agreement [sic] that the principle of development is acceptable and agree with both points b and c above. Conditions to ensure the removal of caravans and to retain the apartments for primary residences shall be imposed. However, in this instance it is not considered that a traffic management plan is necessary or reasonable. The proposed development is small in scale and in an accessible location, with space within the site for parking, turning, deliveries etc. it is not considered that traffic levels to and from the site during the construction phase would be significant enough to warrant a traffic management plan. It is also understood that the final section of road leading to the site is privately owned. Finally, the previous permission for the conversion of the building into a single dwelling did not include a condition requiring a traffic management plan to be provided. The current proposal is of similar scale to that previously approved.

In light of the above I am minded to recommend the approval of the application without the requirement of a traffic management plan (but including conditions to address points b and c as above).”



Karenza Heald
Parish Clerk / RFO