

MEETING NO.1064

Minutes of FEOCK PARISH COUNCIL PLANNING MEETING held on Monday 17th March 2014 at the Parish Office, Devoran at 6.00pm

Members Present:

WARDS	CARNON DOWNS	DEVORAN	FEOCK
	B Richards	C Carter	C Blake
	C Kemp		C Johnson

In Attendance: Debbie Searle, Assistant Parish Clerk
Alan Rowe, County Tree Officer
County Cllr Steve Chamberlain (In part)

PLANNING COMMITTEE CHAIRMAN: Councillor B Richards

1. WELCOME & APOLOGIES

The Chairman welcomed those present, no apologies were received.

2. PUBLIC PARTICIPATION

No members of the public attended the meeting.

3. DECLARATIONS OF INTEREST

No declarations of interest were declared.

4. MINUTES OF PREVIOUS MEETING

The minutes of the meeting held on 26th February 2014 were agreed as correct, proposed by Cllr Johnson and seconded by Cllr Blake.

5. PRESENTATION BY CORNWALL COUNTY TREE OFFICER, ALAN ROWE

Alan Rowe gave a power point presentation providing information on types of Tree Protection, Tree Preservation Order applications, Conservation Areas – Section 211 Notice, Exemptions/5 day Notices, making a Tree Preservation Order, consultations on Tree Preservation Orders, the Council's duty, * tree management through applications and appeals.

* County Cllr Steve Chamberlain joined the meeting at this point.

Cllr Blake asked if County checked whether re-planting of trees had been carried where it had been a condition of a grant of consent. Discussion followed in which it was suggested that due to the lack of County resources to do so, it would be a good role for Parish Council's to undertake. Alan Rowe suggested that Andy England or a Planning Group Leader at County may be able to provide information relating to previous conditions to enable such checks to be carried out.

Cllr Blake also asked for clarification of the process for obtaining Tree Preservation Orders (TPO) which Alan Rowe explained resulting in a discussion regarding the significant visual amenity of an area of trees and a possible threat to the same within the Parish, this area had previously been considered and rejected for an area TPO by County but due to the perceived possible threat it was agreed that Cllr Blake would follow this up with Andy England.

Cllr Johnson asked for information about Monterey Pines, Alan Rowe advised that there were lots along the Carrick Roads as the species are wind firm and do well on the coast and are regarded as “locally distinctive”. Alan Rowe confirmed that no work may be carried out to a Monterey Pine if it has a TPO on it. At this point the Chairman referred to application PA13/04900 for the felling of 3 Monterey pines which had been refused at Appeal. Alan Rowe advised that planning regulations would not allow a property to be built within 10m of a tree due to the need for root protection and issues such as overhanging, falling debris etc and that in the case of PA13/04900 the property owner was unfortunate in that he had inherited a problem as someone had planted these trees too close to the property.

Cllr Kemp asked about the frequency of fines being imposed where tree felling had been carried out without permission. It was discussed that a fine of £20,000 per tree may be payable in such circumstance but that it was not a common occurrence.

Cllr Chamberlain asked several questions regarding Monterey’s including whether Monterey Cypress were more hazardous than an Oak as he was aware that 2 Monterey Cypress had recently come down without warning, how wind firm they were and whether their roots took water from ground under properties. Alan Rowe advised that the shape of the trees would have given some warning to their falling, that Monterey Pines were wind firm and that it was unlikely that the Monterey’s would be taking water from under properties as the roots would reach the foundations and then grow around them. Cllr Chamberlain advised the meeting that County will be re-writing the policy to measure risk and amenity of trees which will be helpful for decision making at Parish Council meetings and will also ensure consistency of decisions across the County. Alan Rowe advised that currently all Cornwall County Tree Officer’s use the Quantified Tree Risk Assessment method but there were several different schemes in use across the Country and some other schemes used a number scoring system which may be very useful to Parish Councils.

Cllr Blake asked about Ash dieback and whether timber from an affected tree needed to be condemned and burnt. Alan Rowe confirmed this to be the case. Discussion followed in which it was suggested that all Ash trees on Parish Council land should be identified and considered for removal and this to be placed on the Agenda for the next full Council meeting.

Cllr Johnson asked about the Eucalyptus trees along St Johns Terrace, questioning if they were dangerous when very high. Discussion followed regarding the scale of trees in gardens. Alan Rowe advised that County did not provide Pre-Application advice for tree works and that an application should be submitted for all trees works as the Tree Officer will look at the tree and then discuss the proposals with the applicant.

The Chairman thanked Alan Rowe for attending and giving the presentation.

STATUTORY CONSULTATION-PLANNING APPLICATIONS

The following applications were considered and decided as detailed.

619 Blossoms, Feock TR3 6QN PA14/01527

The application was considered and the photograph viewed. Alan Rowe provided further information and reiterated his comments on the application. The Committee agreed with his comments and it was therefore proposed that the response to the Case Officer be “Feock Parish Council agree with the Tree Officer.”

At this point both Alan Rowe and Cllr Steve Chamberlain left the meeting.

620 Overstrand, Restronguet Point, Feock TR3 6RB PA14/01303

The application was viewed and previous applications for the property were considered. It was agreed that the comment to the Case Officer be “Feock Parish Council can see no material planning considerations that would lead to a refusal.”

621 21 Trelawne Road, Carnon Downs TR3 6HP PA14/01800

The application was studied and the setting and impact on neighbouring properties considered. It was noted that the neighbour across the road supported the application. It was then agreed that the comment to the Case Officer be "Feock Parish Council can see no material planning considerations that would lead to a refusal."

622 Chy-An-Porth, Restronguet Point, Feock TR3 6RB PA14/01960

The application was considered and the exact location discussed and identified. The scale of the proposal was discussed, it was then agreed that the comment to the Case Officer be "Feock Parish Council can see no material planning considerations that would lead to a refusal."

6. PLANNING DECISIONS

The Chairman advised the meeting that planning determinations for the following applications had been made since the last meeting on 26th February 2014 and the decisions made by County Planning were considered and discussed in relation to the comments made by the Planning Committee.

585 Waterside, 18 St Johns Terrace, Devoran TR3 6NE PA13/09907 – Conditional approval

597 Good Hope, Green Close, Feock TR3 6SF PA14/00203 – Consent granted

598 The Old School, Churchtown, Feock TR3 6SA PA14/00333 – Conditional approval

601 28 Chycoose Parc, Devoran TR3 6NT PA14/00429 – Consent granted

603 Quay Cottage, Pill Lane, Feock TR3 6SE PA14/00488 – Consent granted

608 Penpol House, Penpol, Devoran TR3 6NA PA14/00938 – Consent granted

7. PLANNING APPEALS AND ENFORCEMENTS

There were no planning appeals to be considered and no updates available on any enforcement issues. The Chairman advised the meeting that Planning Enforcement complaint forms were available online, plus paper copies in the office, and residents wishing to make a planning enforcement complaint will be provided with a form to complete which will then be logged and forwarded to the Planning Enforcement department on their behalf.

8. LETTER RECEIVED REGARDING TREES AT TRESITHICK, POINT ROAD

A letter from a Resident concerned over trees and the siting of a tree house/shed in an Oak tree at Tresithick was considered. It was agreed that a Planning Enforcement complaint form be sent to the Resident for them to make a complaint to County if they wish.

9. EMAIL REGARDING RIGHT TO LIGHT AT STILLWATERS, QUAY ROAD

An email from a Resident in Quay Road asking to register their "Right of Light" for their property was discussed. County Case Officer Diane Boardman had advised that it was not possible to register a "right to light" now but the Resident was entitled to put in an objection to any planning application that comes in.

10. ANY OTHER BUSINESS

No other matters were raised.

11. DATE OF NEXT MEETING

The date of the next Planning meeting will be set when further planning applications for consideration have been received.