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Launceston Town Council
The Town Hall
Launceston
Cornwall PL157AR

MINUTES OF THE MEETING OF THE PLANNING AND ECONOMIC DEVELOPMENT COMMITTEE
held on Thursday 11 January 2024 at 7.00pm
The Otho Peter Suites, Launceston Town Hall

- Present** Cllrs Cllr Bailey (Mayor), Gordon, Harris, Lankston, Nancarrow, Penhale and Tremain
In attendance: Cllrs Heaton, Soanes
Christopher Drake (Town Clerk)
- 2401/13 Apologies**
Apologies for absence were received from Cllr Gilbert (Deputy Mayor) and Cllr Green who was substituted by Cllr Soanes
- 2401/14 Declarations of Interest**
Cllr Bailey declared an interest in planning application PA23/07919 – Hay Common Development off Cornfield Drive and left the meeting and took no part in the debate or voting on this item
- 2401/15 Public Representation**
There were no representations made
- 2401/16 Minutes of the last meetings**
The minutes of the meeting held on 14 December 2023 were signed as a correct record
- 2401/17 Current Planning Applications for comment**
- | | |
|---|--|
| Application | PA23/07919 |
| Proposal | Non-material amendment to decision notice PA17/02564 dated 12.04.18 - to change the key materials used on the elevations on various plots, as well as removing the Juliet balconies on plots 162, 165 and 166. |
| Location | Hay Common Development Off Cornfield Drive, Launceston, PL15 9GT |
| Decision | Support |
| *Cllr Bailey declared an interest in the above application and left the meeting and took no part in the debate or voting on this item* | |
| Application | PA23/07910 |
| Proposal | Listed building consent for the repair / reinstatement of rear brick boundary wall and removal of introduced concrete and hardcore surfacing materials to rear courtyard car park area of property. |
| Location | 5 - 7 Southgate Street Launceston Cornwall PL15 9DP |
| Decision | Support |
| Application | PA23/09571 |
| Proposal | Construction of new garage for two cars on existing hardstanding with associated landscaping to garden. |
| Location | 1 Windmill Park Launceston Cornwall PL15 9GZ |
| Decision | Support |
| Application | PA23/10103 |
| Proposal | Application for Non-Material Amendment to PA23/08076 for Construction of |

Primary Academy, Sports Pitch, Multi Use Games Area (MUGA), car parking and associated infrastructure without compliance of condition 2 in relation to decision notice PA20/02822 dated 17/07/2020, namely 1) Change to car park layout and associated landscaping to accommodate the gas pipeline offset. 2) Omission of louvers to the west elevation. 3) A change of single width window to a double width window on the north elevation. 4) Slight increase on louvre size to the ground floor level.

Location Hay Common Launceston
Decision Support

2401/18

Planning Decisions to Note

It was resolved to note the applications

Application PA23/07820
Location Pannier Market Car Park Southgate Street Launceston Cornwall PL15 9BA
Proposal Rebuilding of the North and West parapet walls of Pannier Market Car Park. New metal traffic barriers to be installed along the inside of the parapets. Small structural repairs including stitch the structural crack and leaning masonry to the west wall return
Decision APPROVED
Town Council SUPPORT

Application PA23/07821
Location Pannier Market Car Park Southgate Street Launceston Cornwall PL15 9BA
Proposal Listed Building Consent for the rebuilding of the North and West parapet walls of Pannier Market Car Park. New metal traffic barriers to be installed along the inside of the parapets. Small structural repairs including stitch the structural crack and leaning masonry to the west wall return
Decision APPROVED
Town Council SUPPORT

Application PA22/09900 APPROVED
Location Land Adjoining Link Road Launceston PL15 9HH
Proposal Construction of 1no. retail unit (Class E) along with access and servicing arrangements, car parking, landscaping and associated works
Decision APPROVED
Town Council The Town Council support the application but request that solar panels and air source heat pumps be considered as part of any building works. The applicant advised that Home Bargains already use air source heat pumps to heat and cool their stores so happy to provide this. Solar panels are indicated in the submitted Energy Statement and shown on the submitted roof plan. A Condition is applied to secure provision

Application PA23/06656
Location 1 Penn Kernow Launceston Cornwall PL15 9TN
Proposal Works to a tree subject to a Tree Preservation Order for Sycamore (T6) - reduction of 2-3 metres of the crown, to include the removal of any split or broken branches identified during the works.
Decision REFUSED - It is the opinion of the Local Planning Authority that the tree is of significant public amenity value in the local landscape and contributes to the character of the local area. There is insufficient justification for the proposed works and clear and convincing arboricultural evidence to justify the proposed works has not been submitted. The proposed reduction of the crown would therefore result in a detrimental impact upon the public amenity of the local landscape, contrary to Policy 23 of the Cornwall Local Plan Strategic Policies 2010-2030, paragraph 174 (b) of the National Planning Policy Framework 2023 and Paragraph: 091

Reference ID: 36-091-20140306 of the Tree Preservation Order and trees in a conservation areas section of the Planning Practice Guidance

Town Council SUPPORT The town council were contacted in accordance with the Local Council Protocol, and agreed to disagree.

Application PA23/04849
Location 10A Tavistock Road Launceston Cornwall PL15 9EZ
Proposal Outline planning application with all matters reserved for two number dwellings
Decision APPROVED
Town Council The Town Council object to this application due to over development. The town council were contacted in accordance with the Local Council Protocol, and agreed to disagree

Application PA23/09708
Location Land South Of Tavistock Road Launceston PL15 9JY
Proposal Non material amendment in relation to decision notice PA19/05884 dated 19/12/2022 to omit footway along the site frontage to west of the access as this is a duplication of the onside footway/cycleway
Decision Not acceptable as amendment
Town Council SUPPORT

Application PA23/08603 WITHDRAWN
Location 9 The Beeches Launceston Cornwall PL15 9DL
Proposal Application for tree works in a Tree Preservation Order (TPO): Removal of a tree
Decision WITHDRAWN
Town Council Support, subject to a replacement native species tree being planted

2401/19

Planning Fees and Consultation Responses

The details regarding planning fees and consultation responses were noted

2401/20

Correspondence and Items to Note

- 1) The damage to the street bollards at High Street and Westgate Street was noted
- 2) It was noted that no response had been received from Cornwall Highways regarding the works unit on the Link Road
- 3) It was noted that no formal information had been received regarding planning proposals at Kensey Valley
- 4) It was agreed that a further request be made in regards to any planning information for a potential cemetery site
- 5) The details of the changes to the Launceston Waste Recycling Centre were noted

Next Meeting

The next meeting of the committee will be held on Thursday 1 February 2024

The meeting closed at 7.40pm

Signed..... Date.....