

ST DOMINIC PARISH COUNCIL

Minutes of the Extraordinary Parish Council Meeting of St Dominic Parish Council held in Lovells Park, St Dominic, on Thursday 25th June 2020 commencing at 6.00pm.

Present: Councillors: S Brady (Chair), G Wilkins (Vice Chair), J Wenmoth, J Totterdell, D Potter, and D Fry

In Attendance: L Coles, Parish Clerk

Two members of the public were in attendance.

Item No		Action By
1	<p>Meeting held in Recreation Ground to discuss the following planning application face-to-face. Social distancing observed as per COVID-19 Guidelines</p> <p>Apologies. Apologies were received and accepted from Cllr Greene and Cllr Walker</p>	
2	<p>Declarations of Interest.</p> <p>a) Agenda Items. Councillor Wilkins declared an interest in Item 4, planning application PA20/04199, it being an application for permission on his own property. Cllr Wilkins left the meeting.</p> <p>b) Gifts. None declared.</p>	
3	<p>Consideration of Written Requests for Dispensation. None received.</p>	
4	<p>Planning Application PA20/04199. To consider the new application for Kelly Park, St Dominick, Saltash, Cornwall. Demolition of garden store and erection of self-contained annexe with garden store/garage and associated works.</p> <p><i>Councillor Brady handed the Chair to Councillor Potter. Cllr Brady will remain in the meeting and join the discussion but will not vote as she feels that there could be a conflict of interest should she wish to apply for similar planning permission on her own property.</i></p> <p>It was pointed out that the footprint of the proposed development is the same as the one approved in the previous application for a garden store/garage despite the ambiguity of the Architect's Report. However, there is the addition of a balcony and a front porch. There was some discussion about the applicant's use of the term 'granny annexe' in the notes circulated to the Members. The distance from the main property was discussed and whether this is an annexe or a separate house. It is considered that, because of the distance from the main property, the application should be treated as a separate dwelling and not an annexe. The permission for the previous application for the site was granted as an annexe but this was stipulated as ancillary use to the main residence, namely for a hobbies room, study area, garden store/ garage and not a separate unit of accommodation, which the new application is. This application is for a total change of use from the previous plan PA20/00538.</p> <p>Cllr Potter read out the conditions attached to the planning permission for PA20/00538 and proposed a motion to object to application PA20/04199 for the reasons contained in the conditions, namely: Condition 3. Annex use only: The development hereby permitted shall not be occupied at any time other than for purposes ancillary to the residential use of the dwelling known as Kelly Park as shown on the drawings submitted</p>	

	as part of this application. Reason: The creation of a separate unit of accommodation in this location would be unsustainable and contrary to the aims and intentions of Policy 7 of the Cornwall Local Plan 2016. Cllr Wenmoth seconded the motion to object. There were two votes for the motion, two votes against with one abstention, motion to object was carried by the Chairman's casting vote.	Clerk
5	Items for the Agenda of the next meeting. <ul style="list-style-type: none"> • Speed awareness signs • Baber Court • Toilet at the Community Shop 	Clerk
6	Date and time of next Parish Council meeting. TBC	
7	Close There being no further business to transact Cllr Potter closed the meeting at 7.00pm.	

Signed Chairman

Date

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