

St Ive Neighbourhood Development Plan

Minutes of the St Ive Parish Council Planning Committee and Neighbourhood Development Plan Working Group meeting held in the Millennium House, Pensilva on Wednesday, 28th May 2025 at 7.00pm.

Item No.		Action by
1	<p>Those present. Mrs P Steer (Chairman), Cllr M Corney, P Dipper, Cllr T Hodson, C Buck, Cllr P Mann.</p> <p>Also attending: S Besford-Foster (Plan Support)</p>	
	<p>Appointment of Chairman: A discussion was held about the appointment of a Chairman for this committee/ working party. Cllr Hodson offered to take on this role. This was accepted by a proposal, seconder and unanimously agreed.</p> <p>C Buck will check with Cornwall Council that he can be on this joint committee / working group where planning applications are being discussed to ensure there is no conflict of interest.</p>	CB
2	Apologies were received from Mrs J Hoskin (Parish Clerk)	
3	Declarations of Interest. None declared at this stage of the meeting.	
4	To receive questions or statements from members of the public. None.	
5	<p>PA25/01768 Land North of Dunnerdake Farm, St Ive – Extension of existing agricultural building to provide new dairy unit to include cubicle housing, covered feed areas, milking parlour and associated dairy for plant and equipment. No objections.</p> <p>PA25/03370 Valhalla, Fore Street, Pensilva – Application for modification of a planning obligation in relation to decision notice E2/91/00239/O dated 25.09.91 due to recent granted planning permission in regards to reducing development. No objections.</p> <p>PA25/03439 Kenwyn, Higher Road, Pensilva – Non material amendment in relation to Decision notice PA22/02457 dated 14/02/22 – Additional 1800mm window to east wall of ground floor extension plus amendment to size of window in proposed utility room (currently 1000mm), increase to 1800mm. No objections.</p>	
6	<p>To receive and approve the Minutes of the Meeting held on the 8 May 2025 and Matters arising. The minutes of the meetings held on the 8 May 2025 were deferred to give everyone the time to read them. Agreed by the majority. Cllr Hodson was happy to sign them, once seen.</p> <p>Matters Arising: None.</p>	

7	<p>Business - Update from Steve Besford-Foster (plan support) on the progress of the plan and actions to be taken. Steve presented the updated version of the draft NDP. A discussion was held about reinstating the development boundary back into the plan. C Buck had spoken with Cornwall Council and their advice was to have a development boundary. It was proposed by C Buck, seconded by Cllr Corney and unanimously agreed the development boundary be put back into the plan.</p> <p>Steve reminded members to proof read the draft plan if they had not already done so.</p> <p>A discussion was held about adding allotments, and this was agreed.</p> <p>It was suggested Martin from the Story of Emily be invited to the next meeting as this would be beneficial to the group in establishing any future developments they have for at St Ive. Cllr Steer will ask Cllr Willis to make contact.</p> <p>The solar farm and the electric community vehicle charging points were also discussed.</p> <p>Section 106 – The committee / group spoke about S.106 money and Cllr Hodson will ask the Clerk to seek confirmation from Cornwall Council if money is available for the parish and the timescale for spending this.</p>	<p>PS/SW</p> <p>TH</p>
8	<p>Any other Business and future events. P Steer had booked a double table at Pensilva Carnival taking place on the 19 July 2025 to promote the plan and seek public opinion. P Steer will also approach the persons from Historic Environment Records (HER) to see if they would come along with their screens, as before.</p>	PS
9	<p>Date of the next meeting. Wednesday, 18 June 2025.</p> <p>There being no further business the meeting closed at 8.40pm.</p>	

Dated

Signed.