Minutes – Planning Committee

Minutes of the meeting held on Monday 12 October 2026 at 6:30 p.m. at the Parish Council Office, Chyanhale, Ponsmere Valley, Perranporth, TR6 0DB.

Present: Cllrs Bowers (Chair), Arthur, Butler, Miners, Stephens and Yeo.

In attendance: Susan Brooks (Assistant Clerk, Clerking the meeting) and Cornwall Cllr Louise Blackman.

Public Participation:
Four members of the public attended the meeting. One resident spoke in support of application PA26/05311, Land East of Lynwell, Perranwell, Goonhavern and one resident spoke in relation to correspondence item d) and asked if a response had yet been received from Perran Moon, MP, to the letter sent by the Parish Council on 2 September 2026 regarding PA26/04283, Land NW of Rosehill Farm Penhallow, Geothermal Engineering Ltd.

075/26/PC Apologies
Apologies for absence had been received from Cllrs Hunter and Trevethan and the reasons were accepted.
Proposed: Cllr Miners Seconded: Cllr Stephens unan

076/26/PC Declarations of Interest and Dispensations Granted
There were no declarations of interest and no dispensations were granted.

077/26/PC Approve Minutes of Committee Meeting
It was **resolved that** the minutes of the committee meeting dated 21 September 2026 were approved as a true and accurate record.
Proposed: Cllr Miners Seconded: Cllr Stephens unan

078/26/PC Neighbourhood Priorities Statement (NPS) Update
The NPS online session entitled Infrastructure and Moving Around had taken place on 7 October. The presentation slides would be circulated when available for those who were unable to attend. The next session on Nature, Environment, Climate Change and Designated Landscapes would be held on Wednesday 4 November, 10.30 – 11.30 a.m.

Survey data from the Let's Talk survey was awaited. The Local Plan Community Workshop for Perranzabuloe and St Agnes had taken place on 22 September at Mount Hawke WI. The interactive workshop had been attended by Cllrs Bowers, Hunter, Stephens and Trevethan, Cornwall Cllr Louise Blackman and the Assistant Clerk.

079/26/PC Consideration of Planning Applications
The following planning applications were considered and it was **resolved that** the following responses would be submitted to Cornwall Council:

a) Application PA26/06478
Proposal: Certificate of lawfulness for existing use for change of use from an outbuilding to an annexe with decking area
Location; Willow Lodge Goonhavern Truro Cornwall
Applicant: Mr Kevin Stones
Response: No objection subject to the necessary evidence being provided and on condition that the annex is ancillary to the main dwelling.
Proposed: Cllr Yeo Seconded: Cllr Miners unan

Signed: …… Date: ……..

b) Application PA26/05311

Proposal: Proposed demolition of outbuildings and the erection of a self-build dwelling together with associated works
Location: Land East of Lynwell Perranwell Goonhavern Cornwall
Applicant: Mr S Lane
Response: No objection.
Proposed: Cllr Bowers Seconded: Cllr Stephens unan

c) Application PA26/06498

Proposal: Application for Permission in Principle for the construction of up to 2 dwellings (minimum of 2, maximum of 2)
Location: Land Adjacent Lamburn Cottage Lambourne Penhallow Cornwall
Applicant: Mr I Chadwick
Response: No objection.
Proposed: Cllr Stephens Seconded: Cllr Bowers 4-2 (0 abs)

d) Application PA26/06507

Proposal: Demolition of a failed retaining wall structure and the construction of its replacement.
Location: 12A Fuller Road Perranporth Cornwall TR6 0EE
Applicant: Mr Southan Cornwall Housing
Response: No objection.
Proposed: Cllr Miners Seconded: Cllr Arthur unan

080/26/PC Correspondence from the Clerk

The following correspondence was noted:

a) Cornwall Council - Case Officer query received by email - PA26/04790 - Woodland and Pond South of Carnkief Farm, Wheal Frances, Goonhavern. The Case Officer advised that he was minded to approve the application subject to it being ancillary to the main barn for forestry in line with the nature of the site and use of existing barn. The Parish Council response had been 'No objection on condition that it is only for agricultural use.' The Case Officer wanted to know if the Planning Committee had any objection to 'forestry' being used instead of 'agricultural'. The Clerk responded to the Case Officer to advise that there was no objection but that only 2 Planning Committee members had responded.
b) Email from Perry Williams Ltd - Notification of proposed Base Station installation at land at 31617, Land at Perran Sands, Perran Sands Holiday Park, near Perran Sands Beach, Perranporth, Cornwall, TR6 0AQ (NGR: E176435, N055647). Comments were invited by 16 October 2026.
c) Cornwall Council - Email regarding the Scoping Consultation for the Cornwall Local Plan. Comments were invited on a number of documents, each of which contained a short survey. The consultation ended on 16th November 2026.
d) Email from a resident to ask if a response had been received from Perran Moon, MP, to the letter sent by the Parish Council on 2 September 2026 to request a meeting with residents and members of the Planning Committee to discuss PA26/04283, Land NW of Rosehill Farm Penhallow, Geothermal Engineering Ltd. The Assistant Clerk confirmed that no response had yet been received. The Assistant Clerk agreed to write again to Perran Moon to request a response to the letter by 2 November 2026. Cornwall Cllr Blackman would also contact Perran Moon regarding this matter.

081/26/PC Date of Next Meeting

Members noted the date of the next meeting: **Monday 2 November 2026.**

There being no further business, the Chair closed the meeting at 6:45 p.m.

Signed: ……. Date: ……..