

DRAFT MINUTES

At a future meeting the council will consider the accuracy of these minutes so they may be subject to change. Please check the minutes of the next meeting to confirm whether or not they have been amended

Minutes of a Meeting of Tywardreath & Par Parish Council Planning Committee held on Thursday 4th December 2025 at the Methodist Church, Tywardreath at 6.45pm

Present: Cllr D Hughes (Chairman), Cllr W Nicholls, Cllr P Oxenham,
Cllr A Wildish, Cllr Mrs C Wildish (*ex officio*)

In Attendance: The Parish Clerk, Sally Vincent
Cornwall Cllr I Wilson
Cllr Hazeldean (part)
4 members of the public

25/65 Apologies Cllr Mrs L Phillips, Cllr C Truscott

25/66 Declaration of Interests

Pecuniary – None
Non Registerable – None
Dispensations – None

25/67 Public Questions

In response to a question from a member of the public the Chairman confirmed that most of the Parish Council's objections to the Hendra Court application had already been lodged so there was little more that the Parish Council could usefully do; the matter was now largely out of the Parish Council's hands. However, he would raise the issue later in the meeting as members may consider some additional input would be useful. The lady confirmed that she would be submitting additional evidence and that she had now been told that it was permissible to upload photographs for the Inspector's attention. A site visit to Woodside had also been requested.

25/68 Minutes of the Meeting held on 6th November 2025

Cllr A Wildish proposed, Cllr Nicholls seconded and it was RESOLVED that the minutes of this meeting be approved and signed by the Chairman.

25/69 Matters arising on items not on the Agenda

None.

25/70 Planning Applications

PA25/08193. Construction of two detached dwellings and associated works.
Land East of Hillborough, Porcupine Lane, Porcupine, Par. Cllr Hughes noted that, as stated in the application, the site was 'previously developed land' of no agricultural or landscape value. It could reasonably be considered as 'infill/rounding off' in the context of the CLP, although it was questionable whether it was a 'sustainable location' in this context. Cllr Hughes also noted the objections from a neighbour regarding flood risk and road safety issues. However, the Environment Agency had already responded that they had no objection and objections regarding highway

safety, lodged previously by the Parish Council in respect of another site in very close proximity, had been overruled by CC Highways. It was proposed by Cllr Hughes, seconded Cllr A Wildish and RESOLVED that a recommendation of no objection should be made to Cornwall Council, but noting that it is important to protect the vegetation of the eastern boundary of the site as this screens it from broader public views. It would be preferable if access to the two properties were from the private entrance west of the site, with the current gated entrance restored to a Cornish hedge as this would reduce the impression of urban development encroaching into the open countryside.

25/71 Notice of Appeals

1. APP/D0840/W/25/3367293. 18th June 2025. Change of use from South West Water storage reservoir to hydroponic farming store. Former reservoir, north of Polmarth, Penpillick, Par, PL24 2RT.
2. Ref: 6001481. PA24/02955. Outline application with some matters (landscaping) reserved for the demolition of part of existing care home and construction of new replacement 64-bed nursing home with associated access and parking. Cornwallis Care Services Ltd. Hendra Court, St Andrews Road. It was noted that the Local Member and members of the public were considering the submission of further letters to the Inspectorate to reinforce objections to the application. It was proposed by Cllr A Wildish seconded Cllr C Wildish and RESOLVED that the Chairman, Cllr Hughes, should be given delegated power to submit a further letter to the Inspectorate to do likewise if he considered it appropriate.

25/72 Correspondence

None

25/73 Enforcement

EN23/00743, live investigation, enforcement notice served, appealed.

Meeting Closed 6.59pm

Date of Next Meeting To be confirmed