



## Carn Brea Parish Council

Consel Plu Carn Bre

Contact the Clerk Andrew Moyle-Browning

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# Minutes of the Planning Committee Meeting

## Meeting Details:

Date: Thursday 28<sup>th</sup> May 2026

Time: 7:00 pm

Location: Treloweth Community Hall, Moorfield Road, Pool, Redruth, Cornwall, TR15 3QB

## Committee Members Present:

Councillors R. Drew, S. Dale, D. Cooper, P. Holmes, J. Paton, J. Pollock, M. Rainbird, T. Sutton, A. Woodrow and B. Watkins

## Also Present:

Andrew Moyle-Browning (Clerk), Anita Hopkinson (Admin Assistant) and Cllr. J. Cowsill

## Agenda Items:

### 1. Welcome and safety procedures

Cllr. Drew welcomed the meeting, thanked the new committee and explained the safety procedures.

### 2. To appoint a Chairman of the Planning Committee

Cllr. Drew called for nominations for Chairman of the Planning Committee.

Cllr. Dale was nominated by Cllr. Cooper and seconded by Cllr. Watkins

Cllr. Drew called for any other nominations.

Cllr. Drew was nominated by Cllr. Rainbird and seconded by Cllr. Sutton

A vote was taken by a show of hands.

**Resolved that Cllr. Dale be elected as Chairman of the Planning Committee**

Proposed by Cllr. D. Cooper and Seconded by Cllr. B. Watkins

### 3. To appoint a Vice Chairman of the Planning Committee

Cllr. Dale called for nominations for Vice-Chairman of the Planning Committee.

Cllr. Drew was nominated by Cllr. Cooper and seconded by Cllr. Watkins.

Cllr. Dale called for any other nominations.

No other nominations were received.

**Resolved that Cllr. Drew be elected as Vice-Chairman the Planning Committee.**

Proposed by Cllr. D. Cooper and Seconded by Cllr. B. Watkins

### 4. To receive apologies for non-attendance

Apologies were received from Councillors G. White and N. Barden.

**5. Members to declare disclosable pecuniary interest and non-registerable interests in respect of any items on this agenda**

No declarations of interest were received.

**6. To consider written requests for dispensations**

There were no written requests for dispensations.

**7. To allow registered elector members of the Parish to speak in respect of Planning Applications on the agenda. (Maximum of 20 minutes – every speaker has a limit of 3 minutes under Council Standing Orders)**

There were ten members of the public present, the representative of the applicants addressed the meeting regarding PA26/03048 and four members of the public spoke against the Local Protocol PA26/01234.

**Representative of applicants for 9.5 PA26/03048 spoke to reassure the committee that:**

- That the revised design is a suitable World Heritage design
- That the retention of the building is to be used as ancillary to the main house whilst planning takes place and confirmed that the ancillary building, yoga studio will be for personal use only.

**Reference 9.10 PA26/01234:**

The Clerk read out the Case Officers summary, and the Chairman advised the residents that there are only 3 options available for a local protocol.

**Concerns Raised by Residents:**

- Traffic concerns, including speed, access/egress, fumes, noise, increase in traffic, damage to parked vehicles, vehicle lights into properties, reduced road width and no pavement showing on plans.
- Health and safety concerns, including pedestrian safety, emergency vehicle access.
- South West Water's comment that the main sewer will need to be diverted.
- Already having a dramatic impact on all residents.

**8. To receive and approve the minutes of the Planning Committee Meeting held on 30<sup>th</sup> April 2026.**

The minutes of the Planning Committee held on 30th April 2026 were circulated ahead of the meeting.

**Resolved that the minutes of the Planning Committee held on 30th April 2026 are approved.**

Proposed by Cllr. D. Cooper and Seconded by Cllr. M. Rainbird

**9. To consider the following planning applications:**

***All further plans received after the day of the notice, up to the day of the meeting may be considered at the discretion of the Committee.***

***The committee agreed to bring forward items 9.5 and 9.10 but for the purpose of the minutes the applications are recorded in agenda item order.***

*3 members of the public left after 9.5 was discussed.*

*8 members of the public left after 9.10 Local protocol was discussed.*

**9.1 Reference: PA26/02356****Location:** South Crofty Mine Dudnace Lane, Pool, Redruth, Cornwall, TR15 3QT**Description:** Submission of details to discharge Condition 19 in respect of Decision Notice PA10/04564 dated 03.11.2011

The Chairman advised the meeting that a decision had already been made on this application, therefore comments were no longer required.

**9.2 Reference: PA25/07164****Location:** 1 and 2 Jenlee, Stamps Lane, Illogan Highway, Redruth, Cornwall, TR15 3JY**Description:** First floor extension and garage conversion with extension to No. 1 Jenlee and first floor extension to No. 2 Jenlee, with associated works.

**Resolved that Carn Brea Parish Council support PA25/07164 but note that the parking for property number 1 appears to obstruct access to the property to the west.**

Proposed by Cllr. R. Drew and Seconded by Cllr. B. Watkins

**9.3 Reference: PA26/00406****Location:** Harts Haulage Ltd, Druids Road, Illogan Highway, Redruth, Cornwall, TR15 3EQ**Description:** Aggregate and vehicle wash facility and associated infrastructure.

**Resolved that Carn Brea Parish Council support PA26/00406 but that a condition is imposed to restrict the hours of operation between the hours of 7am – 7pm Monday – Friday.**

Proposed by Cllr. R. Drew and Seconded by Cllr. B. Watkins

**9.4 Reference: PA26/02122****Location:** Chy Karenza, North Pool Road, Illogan, Redruth, Cornwall, TR15 3JQ**Description:** Alteration and retention of existing dwellings with variation of Condition 2 of decision notice PA25/09303 dated 02.03.2026.

**Resolved that Carn Brea Parish Council unanimously object PA26/02122 as it is contrary to the previously agreed application PA25/09303 and the existing legal undertaking that the work be completed by 11<sup>th</sup> Sept 2026.**

Proposed by Cllr. R. Drew and Seconded by Cllr. A. Woodrow

**9.5 Reference: PA26/03048****Location:** Kidogo Farm, Treskillard, Redruth, Cornwall, TR16 6LB**Description:** Erection of a replacement dwelling (self/custom build), and retention of building to be used as ancillary to main house (yoga studio and home office) and garage.

**Resolved that Carn Brea Parish Council support PA26/03048.**

Proposed by Cllr. R. Drew and Seconded by Cllr. M. Rainbird

**9.6 Reference: PA26/02796****Location:** 14 A Chili Road, Illogan Highway, Redruth, Cornwall, TR15 3JU**Description:** Erection of two semi-detached dwellings.

**Resolved that Carn Brea Parish Council support PA26/02796.**

Proposed by Cllr. D. Cooper and Seconded by Cllr. R. Drew

**9.7 Reference: PA26/02228**

**Location:** Mercury Petrol Filling Station, Agar Road, Illogan Highway, Redruth, TR15 3NH

**Description:** Creation of an EV charging zone with canopy, installation of substation enclosure, LV panel, meter cabinet, new jet washes and single-storey extension to the existing petrol filling station's sales building including hot and cold food takeaway provision, together with a new bin store, removal of the two existing jet washes, and associated works.

**Resolved that Carn Brea Parish Council support PA26/02228 but ask that the Case Officer consider a restriction to the hours of the car/jet wash operating hours and also carry out a noise assessment given the proximity of the properties in Agar Crescent.**

Proposed by Cllr. J. Paton and Seconded by Cllr. M. Rainbird

*Cllr. Holmes briefly left and returned to the meeting during this item.*

**9.8 Reference: PA26/01979**

**Location:** Land Adjacent to Lazy Acre, North Pool Road, Illogan, Redruth, TR15 3JQ

**Description:** Erection of 1 no self-build bungalow.

A motion to object to PA26/01979 was properly proposed by Cllr Paton and seconded by Cllr Watkins but after further discussion was withdrawn.

**Resolved that Carn Brea Parish Council are unable to make a decision on PA26/01979 in light of the submission of comments by National Highways.**

Proposed by Cllr. R. Drew and Seconded by Cllr. D. Cooper

**9.9 Reference: PA26/01985**

**Location:** Land North of Berlewen Way, Pool, Cornwall, TR15 3GZ

**Description:** Erection of 7 dwellings

**Resolved that Carn Brea Parish Council support PA26/01985 subject to the observation that this is a development for less than 10 dwellings which avoids the Section 106 liability and asks the Case Officer to take note of this comment.**

Proposed by Cllr. R. Drew and Seconded by Cllr. B. Watkins

**9.10 Reference: PA26/01234**

**Location:** Land Off Loscombe Road, Four Lanes, Redruth, TR16 6QA

**Description: Local Protocol:** Outline planning permission with some matters reserved (appearance, landscaping, layout and scale) for construction of up to 24 dwellings.

The meeting discussed the concerns raised by the residents and a unanimous decision was reached.

**Resolved that Carn Brea Parish Council request that PA26/01234 Local Protocol be referred to the West Cornwall Sub Area Planning Committee.**

Proposed by Cllr. P. Holmes and Seconded by Cllr. M. Rainbird

**10. To consider planning related correspondence received.**

One piece of correspondence – An Enforcement Notice from Cornwall Council was circulated ahead of the meeting.

**The meeting agreed to note the correspondence.**

**11. To receive and review the Planning Committees Terms of Reference and make appropriate recommendations for suggested amendments.**

The Planning Committee Terms of Reference with amendments were circulated ahead of the meeting.

A discussion took place about the suggested amendments.

**Resolved to Recommend that the Planning Committee Terms of Reference are approved as amended.**

Proposed by Cllr. R. Drew and Seconded by Cllr. J. Paton

**12. To receive a report on planning application decisions**

**Resolved that the May 2026 Planning report is noted.**

Proposed by Cllr. P. Holmes and Seconded by Cllr. D. Cooper

**Meeting closed at 9.17pm**