

**ST ALLEN PARISH COUNCIL
MINUTES OF THE MEETING HELD ON
MONDAY 20th JULY 2026, 7.00PM
AT St. ALLEN PARISH CHURCH**

Present: Cllr. C Wilson (CW) (Chair)
Cllr. S Jones (SJ)
Cllr. A Hulks (AH)
Cllr. R Hatt (RH)
Cllr. A Stallard (AS)
Cllr. D Ebbatson (DE)
Cllr. C Laity

Apologies: None.

In Attendance: Mrs K Rees (Clerk); Cllr. Barker (arrived 7.30pm); Mr Sam Goldsworthy;
Two members of the public

1. Chairman's & Public Safety Announcement

1.1 The Chairman welcomed everyone and advised the public safety information.

2. Call for Sites – Trewithen Estate:

2.1 Mr Sam Galsworthy updated the PC on the Call for Sites submission for a new settlement of up to 2000 houses, known as Project Hazel, on land between Polstain Farm and Nathaniels Junction. Since the initial consultation with neighbours and stakeholders in February, the Estate has been working with a team of consultants and Cornwall Council who is supportive of the settlement due to its strategic location. There are currently no designs, but the ecology, heritage and environmental surveys are underway, and it is envisaged that a planning application will be submitted in 12 – 18 months. Local engagement is fundamental and public engagement sessions are being organised for the end of September/beginning of October. The viability of the land has been established and there will be a dwelling density of 49% as not all the land is developable. The small holding in the zone will not be viable but the tenants of Sixty Acre Farm are being offered an alternative. A member of the public commented that the damage of this settlement should be considered alongside the advantages such as the loss of prime agricultural land, the impact on the community. CW thanked Mr Galsworthy for attending and hopes that the engagement with the local residents continues.

The PC had a brief discussion on the presentation and it was ***RESOLVED to press the point to Cllr. Barker that this settlement should not be seen as an easy way to meet the housing target when there are already other ways to meet the housing target such as Langarth Village.***

3. Suggestions From Members of the Public:

3.1 None, other than those specified in 2.1

4. Minutes

4.1 ***RESOLVED: The minutes of the meeting held on 15th June 2026, as circulated, were approved, and signed by the Chairman.***

5. Matters Arising from the Minutes:

5.1 None that aren't already on the agenda.

6. Police Matters:

6.1 AH gave a report of the recent Police Liaison meeting. The following was discussed:

- Crime has increased 11.6% in Truro, largely due to anti-social behaviour amongst 14 – 16 year olds. This is now a focus for the police.
- Crime in Perranporth has increased by 9% attributed to an increase in harassment/stalking crimes.
- The PCSO for Perranporth is Averil Conway. If you mention PCSO Conway's name & badge number (30702) when reporting a crime on 101, the information will be passed to her.

6.2 There have been two police matters in the village:

- A group of youths were driving motorbikes/old cars in Trevalso Tunnel anti-socially. This was reported by a local resident who had challenged them and been hurt but the police would not give a crime number.
- Another police matter was reported and it was agreed that the Clerk would write to our PCSO to express concern about the outcome of the matter.

7. Cornwall Councillor Report:

7.1 RB had submitted a report which the Clerk will circulate. Particular reference was made to the following:

- The deadline for the Hawkins Arms to submit a planning application is 11th August.
- Public consultations in Perranporth and Newquay are being arranged for the Local Plan which Councillors will be invited to attend. Once these consultations have been held RB would like input from the PC as to the proprieties for the Parish so that these can be fed into the plan.
- A planning briefing on the revised NPPF is being held on 23rd September. The Clerk will circulate the information.
- A discussion took place on why Council developments such as Langarth and Pydar Street are not being brought forward.

8. Saints Coast CAP Report:

8.1 No report.

9. Planning:

9.1 Applications:

PA26/03485	Land NE Gwarnick Mill Farm	Demolition of approved barn conversion & construction of 2 replacement dwellings with association works	SUPPORT – with comment that appropriate climate change and biodiversity net gain initiatives are used.
PA26/04019	Mission Hall	Certificate of Lawfulness – to establish that existing works incl. new external lower-ground floor opening & reduction of internal ground levels constitute commencement of development.	PC can offer no evidence to either support of object to the certificate being granted – were pre-conditions met, page 2 of conditions missing, photos/statements do not reflect current poor condition of building

9.2 Decisions:

PA26/03923 (Land South of Rosevine Cottage): Approved

9.3 The Clerk advised that the Planning Enforcement Officer for our area will attend the September PC meeting at 6pm to discuss the PC's concerns in relation to the

performance of the Council's Enforcement Department. This will be a closed meeting. The Full Council Meeting will start at 7pm. **NOTED.**

10. Playing Field:

- 10.1 Maintenance Works to the Playing Field: AS advised that PISW Ltd will undertake the repair to the zip wire and RR Property Maintenance will do all the other maintenance jobs. Dates for the work are being organised. **NOTED.**

11. Highway Issues:

11.1 A30 Handover Issues:

- Tolgroggan and the Green Bridge are still not open, neither is the underpass at Carland Cross. The Clerk will ask National Highways for an update.
- The junction of Henver Lane with the B3288 has been reprofiled to improve drainage.
- AS commented that the PC should once again ask National Highways what the penalties are for the time delay in the completion of the project.

11.2 Welcome to Zelah Signs:

Now that the rollout for the 20ph is confirmed for the Autumn it was discussed that the new 'Welcome to Zelah' signage should be ordered. **RESOLVED: Clerk to check the price with the supplier and will order the signs, providing the cost is the same or just a marginal increase.**

12. Matters to Report Concerning Rights of Way/Paths/Stiles/Maintenance:

- 12.1 CW advised that she will now meet the farmer to discuss the new gate at the beginning of the Shortlanesend to Nancarrow Footpath in September, due to his workload over the summer.

13. Community Building Provision in the Parish:

- 13.1 A meeting of the Steering Group will take place on 23rd July at 7pm in Wesley Hall, St. Newlyn East. James Humphreys (Trewithen Estate) will be attending to look at possible options.

14. Neighbourhood Priority Statement:

14.1 RH advised the following:

- A decision on whether to draft a NPS has been delayed until the Autumn but RH will continue to attend the Council briefings.
- Cornwall Council is currently undertaking a 'Planning for the Future' survey. The Clerk will advertise this on the PC's social media pages. However, the PC should do a bespoke survey to get the information needed.
- The ZVCA is considering organising a Street Market in 2027 and may like to include some questions for residents in any survey carried out.

15. Correspondence:

- 15.1 Cornwall Council (Planning Validation Consultation) – **RESOLVED: Clerk to respond and advise that a better location map, showing the wider area should be included in planning applications.**

- 15.2 South West Water (Response to motion of no confidence) – **NOTED.**

16. Finance: To Approve Spending, Accounts & Monthly Payment's

16.1

Income:	£0
HSBC Community Account:	£26,113.20

HSBC Business Account: £28,465.58

RESOLVED: Accounts totalling £629.96 were approved for payment.

17. Agenda Items for the September Meeting:

17.1 No new items.

18. Date of the Next Meeting:

18.1 The next meeting will be held on **Monday 21st September 2026 at 19.00hrs, St. Allen Parish Church.** Meeting in August tbc, subject to the receipt of any planning applications.

There being no further business, the Chairman closed the meeting at 21.43 hrs

Signed:.....
CHAIRMAN

Date.....