



Kenwyn Parish Council

c/o Shortlanesend Village Hall

School Hill

Shortlanesend

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Minutes of a meeting of the **Planning Committee** held on **Monday 14 September 2026** at **6.30pm** in **Shortlanesend Village Hall**

Present: Cllrs Jones, Green, Holroyd, Robinson, Crossley and Wright. In attendance Cornwall Councillor Dulcie Tudor, Julie Larter (Clerk), Theresa Addey (Parish Council Administrator; 1 member of the public.

(P/016/26) Apologies for absence

Apologies were received from Cllrs La Borde, Lusty and Cowling.

(P/017/26) Declarations of interest

There were no declarations of interest.

(P/018/26) Requests for dispensations

There were no requests for dispensations.

(P/019/26) Minutes of a meeting of the Planning Committee held 13 July 2026

It was proposed by Cllr Green seconded by Cllr Robinson and **RESOLVED** that the minutes of a Planning Committee meeting held on 13 July 2026 be signed as an accurate record of the meeting.

(P/020/26) Public Participation

The member of the public did not wish to speak.

(P/021/26) Planning Applications

(i) PA26/05638 – 41 Polstain Crescent, Threemilestone: Proposed removal of conservatory and replaced with two storey extension

Cllr Green proposed, Cllr Robinson seconded and it was **RESOLVED** that the Clerk should respond to the Planning Authority stating that the parish council supports the application.

(ii) PA26/05805 – Higher Langarth Farm: Demolition of existing dwelling and construction of three dwellings

Cllr Crossley proposed, Cllr Green seconded and it was **RESOLVED** that the Clerk should respond to the Planning Authority stating that the parish council supports the application as it fulfills some of the identified housing need in Cornwall and is considered to be infill.

(iii) PA26/05936 – The Couplings, Idless Lane, Shortlanesend: Extension to front of existing bungalow

Cllr Wright proposed, Cllr Crossley seconded and it was **RESOLVED** that the Clerk should respond to the Planning Authority stating that the parish council supports the application.

P/022/26 Other Planning Matters

(a) Ratification of comments submitted under delegated authority over the summer recess

(i) PA26/05651 – Petrol Filling Station site at Higher Besore, Maiden Green: Non material amendment in relation to decision notice PA25/08194 dated 05/02/2026 to allow addition of a small external plant room, ancillary to the existing petrol filling station

This application was supported

(ii) PA26/04739 – Land at Dudman Farm: Reserved matters application for approval of access, layout, scale, appearance and landscaping for 274 dwellings, internal access roads, public open space, landscaping and SUDS features pursuant to outline application PA14/04970 dated 02.06.2016 without compliance with condition 16 of decision PA22/05032 dated 07.10.2024 with variation of condition 1 of decision PA25/03247 dated 03/07/2026

Objects concerns about drainage

(iii) PA26/04975 – The Bungalow, West Langarth: Provision of a general purpose agricultural/ancillary storage building

No objections

(iv) PA26/05136 – Esso Chiverton Self Service, Chiverton: Installation of proposed internally illuminated Pret and EV pole

No objections

(v) PA26/05603 – 22 Carvinack Meadows, Shortlanesend: Non material amendment in relation to decision notice PA26/03056 dated 24/06/2026 to allow the proposed single storey extension to be reduced in width to allow access along the boundary

No objections

Cllr Green proposed, Cllr Robinson seconded and it was **RESOLVED to ratify the above decisions.**

(b) Progress on the following outstanding planning application

(i) PA25/02276 – Great Roseveth Farm, Shortlanesend: Installation and operation of a Battery Energy Storage System facility and associated works

No update was available.

(c) Planning Appeals

(i) It was noted that an Appeal has been lodged with the Planning Inspectorate relating to Land South of Little Treworder Bungalow, Tregavethan: Appeal against Enforcement Notice – without planning permission, the construction of a residential building formed from converted shipping containers the change of use of an existing agricultural building to facilitate a sandblasting and paint-spraying business (Use Class B2 under the town and Country Planning (Use Classes) Order 1987 (as amended), the siting of containers for storage in connection with the unauthorised residential and B2 uses. The associated material change of use of the land from agricultural to a mixed use comprising of residential, Use Class B2, and agricultural

(ii) It was noted that the Appeal in respect of PA25/09003 relating to Permission in Principle for a development of up to 9 homes on land at Penstraze has been dismissed by the Planning Inspectorate.

P/23/027 Cornwall Council's Planning Committee Reform and Draft Member and Local Council Protocol

Councillors discussed forthcoming changes and completed a survey on Cornwall Council's Lets Talk platform.

The meeting closed at 7.00 pm

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Chairman

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Date

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