

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 the Annual Meeting of Lanlivery Parish Council held in Lanlivery Church on Wednesday 6th May 2026 at 6.30pm

26/01 Present Cllrs Paterson, Green, Haley (part), Hemmings, Sinkins (part)

In attendance The Parish Clerk, Sally Vincent
Cornwall Cllr S Preece
7 members of the public

26/02 Election of Chairman 2026/2027

Cllr Haley proposed, Cllr Hemmings seconded and it was RESOLVED that Cllr Paterson should serve as Chairman for 2026/2027.

26/03 Declaration of Acceptance of Office

Cllr Paterson recited and signed his Declaration of Acceptance of Office.

26/04 Apologies Cllr Littleton, Cllr Wright

26/05 Declaration of Interests

- i. Pecuniary** - None
- ii. Non Registerable** – Cllr Paterson declared a non-registerable interest in PA26/01345 and PA26/00318. Cllr Haley declared a non-registerable interest in PA26/01678.
- iii. Dispensations** – None

Cllr Sinkins joined the meeting.

26/06 Public Questions

The applicant for PA26/01678 explained that he was hoping to build a 4-bedroom house on family owned land; he already had planning permission for a S106 house on the site and this application was to replace this with a self-build house with no restriction. This was because he had concluded that it was not realistic to build a S106 dwelling as the construction cost would be twice the end value of the property. The Parish Clerk apologised that she had been unable to ascertain if the NDP policy LH1 relating to new dwellings in the village remained enforceable now that all NDP's are considered to be 'out of date' if they are more than 5 years old. Cllr Preece was also unsure on this. The applicant for PA26/00318 confirmed that his application was to convert an existing field shelter into a 1 bedroom single story dwelling at the family owned property for himself and potentially as a retirement home for his father in the future.

The applicant for PA26/01345 explained that his application was for 2 static caravans to accommodate seasonal workers between March and September. He was currently using agency staff as he could not find any local people

prepared to work the extended hours required and this was very expensive. He confirmed that he had a borehole on site that would be upgraded to serve all his business consumption and that it was only the houses at Colligreen that were on his mains supply. There was ample capacity in his 3 soakaways for the additional units. The existing planning permission he had secured for a log cabin to accommodate a Manager was on hold at present. The Parish Clerk shared that she had been contacted by the officer dealing with the application and he had asked that the Parish Council defer a decision, pending a report from the Rural Surveyor in relation to business need.

A member of the public reported that a vehicle was accessing the footpath adjacent to the Crown and disturbing an adjacent wall. Cllr Preece offered to look into this.

26/07 Election of Deputy Chairman 2026/2027

Cllr Haley proposed, Cllr Green seconded and it was RESOLVED that Cllr Sinkins should serve as Vice Chairman for 2026/2027.

26/08 To appoint representatives 2026/2027

Cllr Sinkins proposed, Cllr Green seconded and it was RESOLVED that the following representatives should be appointed.

Tree Warden. Cllr Paterson and Cllr Wright

Friends of Luxulyan Valley. Cllr Sinkins and Cllr Hemmings

CALC. Cllr Green

Thomas Bullock Trust. Cllr Sinkins and Cllr Haley

Community Area Partnership. Cllr Paterson

Luxulyan Valley Partnership. Cllr Sinkins and Cllr Hemmings

26/09 To fix venue for future meetings

Cllr Hemmings proposed, Cllr Green seconded and it was RESOLVED that future meetings should be held in Lanlivery Church with Red Moor School as a backup in the unlikely event the Church was unavailable.

26/10 Minutes of meeting of 1st April 2026 and the Annual Parish Assembly held on 1st April 2026 (for accuracy)

1st April 2026 It was proposed by Cllr Haley, seconded Cllr Hemmings and RESOLVED that the minutes be confirmed and signed by the Chairman.

Annual Parish Assembly It was proposed by Cllr Green, seconded Cllr Paterson and RESOLVED that the minutes be confirmed for accuracy.

26/11 Matters arising from the minutes not on the agenda – *for report only*

Cllr Haley reported that there was still no progress with Kompan regarding the play equipment.

26/12 Resolutions from Councillors

None

26/13 Correspondence – *for information only*

The correspondence list had been circulated and the correspondence was left 'on the table' for Councillors attention.

26/14 Accounts for Approval

It was proposed by Cllr Sinkins, seconded Cllr Hemmings and RESOLVED that accounts to the value of £1,401.36 be approved.

26/15 To Receive the Report from the Cornwall Councillor

Glyphosate matter I wanted to acknowledge the letter sent by cabinet to all town and parish councils. It is right that we acknowledge the proposal came to parishes with too little lead in time and apologise for any negative impact it has had. It has been recognised that more time should have been allocated between the decision made and the council enacting the measures and that more consideration ought to have been given to community views on the proposal. I am delighted there is now a pause in order that time is taken to work with town and parish councils on proposals going forward.

20mph We had a good briefing from the Cornwall Council team on the review and have made the case for all areas of concern.

Cornwall Council Update The Community Chest is open again and I welcome applications. Please bear in mind the total allocation is £1,400 for all eight of my parishes, and that applicants must be constituted.

Go Cornish There is now a 12-part video pod cast series for people to learn some Cornish. It was commissioned by the BBC, is hosted by BBC's Danni Distan and Sarah Buck from Cornwall Council's Cornish Language team, and is available live on Fridays or on IPlayer catch up.

26/16 Conflict of Interest

It was proposed by Cllr Hemmings, seconded Cllr Green and RESOLVED that it be confirmed that Lanlivery Parish Council has no conflict of interest with BDO LLP.

26/17 Adoption of the Annual Governance Statement to 31st March 2026

Having responded to the questions in the affirmative, it was proposed by Cllr Green, seconded Cllr Hemmings and RESOLVED that the Annual Governance Statement to 31st March 2026 should be adopted.

26/18 Adoption of the Annual Accounts to 31st March 2026

Cllr Sinkins reported that she had completed an internal audit and that the Annual Accounts prepared by the Parish Clerk were a true record of the Parish Council's financial position. The Parish Clerk confirmed that the independent internal auditor had also approved them. Cllr Sinkins then proposed, Cllr Haley seconded and it was RESOLVED that the Annual Accounts to 31st March 2026 should be adopted.

26/18 Planning

Cllr Paterson withdrew from the meeting. It was proposed by Cllr Haley seconded Cllr Green and RESOLVED that Cllr Sinkins take the Chair.

1. PA26/01345. Change of use of land for the provision of 2 no. static caravans to provide seasonal worker accommodation, Willowwood Farm, PL30 5BY. The Parish Clerk confirmed that she had been advised that a report from the Rural Surveyor was required to ascertain if there was a

genuine need for these units. This was still awaited so it was agreed that a decision should be deferred.

2. PA26/02503. Non material amendment in relation to decision notice PA18/12081 dated 16/05/25 – there is a need to change the existing floor space to make for a slightly smaller dwelling size. Land north of Puddle Farm, PL30 5BY. It was proposed by Cllr Wright, seconded Cllr Sinkins and RESOLVED that a recommendation of objection should be made to Cornwall Council. *Reason: This application is not a NMA and requires a Section 73 application. The existing planning permission is for a S106 dwelling and this would have to be amended.*

Cllr Paterson returned and re-took the Chair

3. PA26/00318. Replacement of an existing agricultural structure with a self-build dwelling. Polcan Farm, Iron Bars, PL22 0HY. Cllr Sinkins noted that the Lanlivery NDP supports the principle of the conversion of existing buildings to allow family members to remain living in the parish. It was proposed by Cllr Sinkins, seconded Cllr Hemmings and RESOLVED that a recommendation of no objection should be made to Cornwall Council.

Cllr Haley left the meeting

4. PA26/01678. Application for a self-build dwelling. Caravan on land east of Longfield House, PL30 5BT. Members noted that the Lanlivery NDP dictates that new dwellings within the village should have a S106 condition and that there was existing planning approval for a S106 dwelling on this site. They concluded that the Parish Council had no option but to operate within the current framework until new rules were in place. It was proposed by Cllr Sinkins, seconded Cllr Hemmings and RESOLVED that a recommendation of objection should be made to Cornwall Council. *Reason: Policies within the Lanlivery NDP (and particularly policy LH1) dictate that a S106 condition must be applied to new housing within the hamlet/village. Whilst accepting that some housing policies within the Plan are now considered 'out of date' this policy must still be relevant in order to be consistent and in the interests of fairness to all, given S106 dwellings have been built in the village with this restriction as a result of this policy.*

26/19 Reports from Members

Cllr Green reported that she had been contacted by parents dropping children saying that the road was extremely dangerous as the road markings were so worn and faded. She had reported this to Highways but had been told that the situation would be reviewed but that it was not a priority. Cllr Green had responded to this to say that, in her opinion, it was a priority before a child was injured but had not received a response. The Parish Clerk suggested that the parents and possibly the school itself be asked to report to CC as well as multiple complaints would carry more weight.

Cllr Sinkins reported that she had reported the leaning tree by Penpell to CC and had been told that the Tree Officer would inspect it

Date of Next Meeting 3rd June 2026

Meeting Closed 8.00pm