ST MINVER HIGHLANDS PARISH COUNCIL

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Council Meeting – 08/09/2026

Minutes of the monthly meeting of the Council held on the above date at the Perceval Institute at 19:00hrs.

Ref		Action
357/09/2026	**1. Persons Present:** Cllr J Richards (Chair), Cllr D Meagor (Vice Chair), Cllr H Mably, Cllr C Jenrick, Cllr V Darnell, Cllr N Mably, Cllr R Colborne. In attendance: Seven members of the public J Wilson (Clerk & minute taker).	
358/09/2026	**Apologies.** Ward Cllr R. Moore, Cllr D Jones, Cllr R Whitehead, Cllr M Parnell.	
359/09/2026	**2. Declarations of Interest/Dispensations applied for from Members:** Cllr V Darnell declared an interest in PA26/05754	
	3. Public Participation **To RECEIVE comments from Members of the public.**	
360/09/2026	Mr Paul Clark from Legacy had sent his apologies so there was no update on their proposals for St Minver.	
361/09/2026	Mr Will Herman discussed the licence application for Baby Bay. He stated he had no issue with the Parish Council objecting but had concerns about the accuracy of some of the points included in the objection. He has provided a statement of his concerns. The Parish Council had spoken to several organisations as well as individuals when obtaining information included in the objection. There was disagreement between the parties. However, the Parish Council has taken on board the comments made at the PC meeting and moving forward will strive to ensure that it continues to investigate thoroughly and fairly. Mr Herman's statement and the Parish Councils objection will be included as an appendix on the website	The Licence panel's decision to refuse and reasons can now also be added.
362/09/2026	Several residents were in attendance to listen only.	
363/09/2026	Cllr Ange Medland was attending on behalf of Lowlands Parish Council to put forward the Lowlands views on the NPS/NDP. They feel that it would be better to put resources into the NDP and not continue with the NPS. They will start it from November.	
364/09/2026	In view of Cllr Medland's comments, the Chair proposed to bring forward item 11 for consideration. All agreed. Standing Orders Applied.	
365/09/2026	**11.To CONSIDER further updates on the decision to produce a Neighbourhood Priorities Statement with Lowlands and RECEIVE information from the joint Lowlands and Highlands NPS Working Group.** To Consider the information provided in the email dated 26/08/26 from Michaela Pollard and resolve on the options for NPS as follows: • To Consider the update from Lowlands as agreed at their meeting on 7th September and resolve on any action if required. • To Resolve to produce a Joint NPS with Lowlands and send a joint application letter.	

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- Separate survey results will be provided by Cornwall Council and a priority relating to principal residence restrictions can be included in the Joint NPS if required

366/09/2026 Cllr C Jenrick proposed and Cllr D Meagor seconded to follow Lowlands lead on this and go for the NDP rather than the NPS. All in favour.

367/09/2026 It was agreed to add to the next agenda the items to cover funding of this (usually 1/3 to 2/3 Highlands PC/Lowlands PC) and to agree who will be part of the working group.

368/09/2026 Came out of standing orders

4. Cornwall Councillor's report:

369/09/2026 Cllr Rosie Moore had sent her apologies, and her report was sent out to all councillors for their information. Issues raised included the Menefreda Way application, and the 2 weeks of anti-social behaviour experience by Polzeath at the start of July which is unacceptable and she is looking at what can be done to improve the situation for residents, visitors and local businesses.

370/09/2026 Standing Orders applied.

5. Council Minutes: **To RECEIVE and APPROVE minutes of the Meeting held on 11th August and minutes of the Extraordinary Meeting held on 12th August.**

371/09/2026 It was **RESOLVED** that the Minutes of the meeting held on the 11th August, which had been previously circulated, were approved by the Councillors and accepted as a true record of the business discussed. One amendment made to the minutes of 12th August and the amended minutes were then approved. Proposed by Cllr D Meagor, seconded by Cllr C Jenrick and all agreed. Both sets of minutes were then signed by the Chair.

372/09/2026

6. Matters Arising:

None.

7. Cornwall Council Planning applications for consultation:

373/09/2026 Application: PA26/04515
Proposal: Replacement bird watching hide at the Walmsley Sanctuary.
Location: Walmsley Sanctuary Land North West Of Trewornan Farm St Minver Wadebridge Cornwall PL27 6EX
Cllr H Mably proposed support, seconded by Cllr D Meagor, all in favour

To add to portal and notify the planning officer

374/09/2026 Cllr V Darnell declared an interest and left the meeting
Application: PA26/05754
Proposal: Proposed extensions and improvements to existing dwelling
Location: Trehaven New Polzeath Wadebridge Cornwall PL27 6UG
Cllr D Meagor proposed support, seconded by Cllr C Jenrick, all in favour.
Cllr V Darnell returned to the meeting.

375/09/2026 **8. Pre-applications/Prior Notifications/Other - for information only. To RECEIVE any Planning Applications that may arrive.**

None

9. Cornwall Council Planning Decisions Received:

376/09/2026 To **NOTE** any Planning Decisions received from Cornwall Council**.**
Application: PA26/05761
Proposal: Submission of details to discharge Condition 10 in respect of Decision Notice PA25/04952 dated 16.01.2026
Location: Brooklands Polzeath Wadebridge Cornwall PL27 6ST
S52/S106 and discharge of condition apps

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377/09/2026

10. To **CONSIDER** email received on 10/06/2026 regarding the "Formal Cumulative Impact Representation – St Minver Highlands and Lowlands – PA26/01102, PA26/00873 and Emerging Applications", **RESOLVE** on action**.** This was discussed briefly in July, and it was agreed to add it to the August agenda for further discussion, but since the sender was not in attendance it was agreed to move this to the September agenda. This was an informative and interesting email. It was proposed to carry this email forward to the NDP group – proposed by Cllr J Richards, seconded by Cllr H Mably, all in favour. It was suggested that CC could introduce a clause e.g. applications for 5 or more houses should be built within the 3-year deadline or suffer penalties eg having to start the planning process again.

378/09/2026

11. See above.

12. To CONSIDER the Shilla Mill Feasibility Study and the two options proposed in it.

379/09/2026

- To choose option 1 or option 2.
- To discuss and agree preferred options regarding each of the following points:
  1. Confirm between both Parish Councils whether golf buggies remain a firm requirement (this is the biggest point of contention with PRoW and raises the issue of unauthorised vehicle access across the bridge).
  2. Confirm between both Parish Councils whether the route is to be dedicated as a cycle track or bridleway.
  3. Agree a preferred route alignment option through The Point at Polzeath (red vs blue line) and confirm whether a PPO is acceptable.

It was agreed to postpone this item and consider it at the October meeting.

380/09/2026

13. To CONSIDER the further correspondence from the Land Registry re Tredrizzick Green. Re the adverse possession issue, Cllr C Jenrick proposed to accept this correspondence, seconded by Cllr N Mably, all agreed. We await further updates on this matter.

381/09/2026

14. Finance Report: 8th September 2026.

It was **RESOLVED** to authorise the payment of accounts outstanding to the sum of £9,040.04.

382/09/2026

Payments by BACS / DD were as follows:

Payee	Gross £	Vat £	Net £	Description	Chq/ Bacs
J Wilson	42.43	-	42.43	Clerk's Expenses	BACS
J Wilson	731.59	-	731.59	Clerk's Salary	BACS
Pension Fund	199.41	-	199.41	Cornwall Pension Fund	BACS
HMRC	72.35	-	72.35	PAYE and NI	BACS
Business Source	569.11	46.20	522.91	Water re Public toilets	BACS
nPower	0.00	0.00	0.00	Electricity–still in credit	BACS
LCS	1,011.60	168.60	843.00	Cleaning Monthly	BACS
Cornwall Council	1,128.55	0.00	1128.55	CEO for July 2026	Bacs
BDO LLP	504.00	84.00	420.00	External audit 25/26	
Cormac	2,003.75	333.96	1669.79	Cyclebridge feas.study	Bacs
A1 Grounds	2,640.00	440.00	2,200.00	grasscutting	Bacs
Sub Total	**8,902.79**	**1,072.76**	**6,800.73**		
SeadogIT	42.00	7.00	35.00	Website support	Stripe
Google	91.00	-	91.00	Hosting/Emails/ Workspace	D/D
Lloyds	4.25	-	4.25	Service Charge	Bankch
Sub total	**137.25**	**7.00**	**137.25**		
TOTAL	**9,040.04**	**1,079.76**	**7,960.28**		

BACS payments

383/09/2026

Proposed by Cllr C Jenrick, seconded by Cllr. R Whitehead, all agreed.

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384/09/2026 The following reports were provided:
Sept 2026 payments; Income Report; Bank reconciliation to 31st Aug 2026.

15. Correspondence

385/09/2026 Correspondence and planning items received during the month were forwarded to Councillors for their information.

16. Reports from outside bodies:

386/09/2026 **a. Beach Management Committee**

To **RECEIVE** any updates and to **CONSIDER** any new information from the Beach Management Committee.

- To **CONSIDER** any updates from the Beach Management Group and **RESOLVE** on any action.
- To **CONSIDER** the latest Beach Management Report if available.
  Nothing to report as Beach Management meeting had been postponed.

387/09/2026 **b. New Polzeath Public Toilets**

To **RECEIVE** any updates:

- To **CONSIDER** any updates regarding the current list of works/dilapidations.
  The tarmacking will be done in September
- To **CONSIDER** and **RESOLVE** on any other items as required regarding the toilets.
  Nothing further to report.

388/09/2026 **c. Highways and Footpaths**

- Highways complaint – there were two roadworks taking place on the two main routes through Wadebridge – this is a lack of communication and coordination.

389/09/2026 **d. Affordable Housing Working Party**

- No further updates

390/09/2026 **e. Cemetery Committee Meeting**

- There is some signage to put up – Cllr N Mably volunteered to do this.

391/09/2026 **f. Lowlands Business/Feedback**

- Circle of steel being considered- in its early stages yet. (ie ANPR cameras) It would be Trewornan bridge, Port Quin and all main routes going into and out of the parish. Cllr H Mably will attend the Lowlands meeting on 5th October.

392/09/2026 **g. Any other reports**

- No other issues.

393/09/206 **17. Facebook and website postings:**
To post planning items and any news items. Cllr R Colborne has access to the website & Facebook. He will work on content/postings.

394/09/2026 **18. Matters of Public Interest/Date of next meeting:**
Date of next Parish Council Meeting: Tuesday 13th October 7.00pm.

395/09/2026 **19. Public Bodies (Admission to Meetings) Act 1960**
To **RESOLVE** that in view of the confidential or special nature of the business about to be transacted it is advisable that the press and public be excluded and instructed to withdraw during the discussion for any items.
Councillor issues considered and decision reached**.**

396/09/2026 Meeting Closed at 8.40pm

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Signed:…… Date: 13/10/2026

(Chairman)

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