PADSTOW TOWN COUNCIL

Minutes of the Planning and Highways Committee meeting held on Tuesday 17 February 2026 at the Council Chamber, Station House, Station Road, Padstow at 6.30pm

Present: Councillors J O'Keefe (Chairman), R Higman (Vice Chair), G Chapman and A Rees

In Attendance: S Daly (Deputy Town Clerk / Assistant RFO) and S Ford (Support Officer and minute taker) and one member of the public (part)

P2025/76 **Apologies and Announcements:** i) Apologies were received from Councillor C Newman; and ii) The Chair made the following announcements:

a) The Chair requested Committee members and members of the public to respect all comments, opinions and questions asked in the committee setting, to include prior to and after the meeting. He requested that members of the public all be addressed in the same way to avoid comments being misinterpreted;

b) Agenda Item 5ii a) PA25/09638: 3 Bowen Gardens, Trevone Road, Trevone: The Chair advised that due to the meeting being postponed from 10 February 2026 and the determination date for this application being 16 February 2026, this item could not be discussed. The Council Support Officer has advised the Planning Officer of the same.

P2025/77 **Declarations of interest**: Councillor Higman declared an interest in agenda item 5ii d) PA25/09698: Casa Vista, The Close, Trevone. As a result of this declaration, the Chair advised that committee would not be quorate for this item and would be unable to discuss and comment.

Member of the public left the meeting.

P2025/78 **Public Participation:** None

P2025/79 **RESOLVED** that the **Minutes** of the meeting held on **Tuesday 13 January 2026** be signed as a true record.

P2025/80 **Planning**

i. The following Cornwall Council planning decisions were noted:

a) **PA25/07640: Quay Art, 9 North Quay, Padstow, PL28 8AF:** Replacement windows. **APPROVED**

b) **PA25/06557: St Austell Brewery Co Ltd, Old Custom House Hotel, South Quay, Padstow, PL28 8BL:** Listed Building Consent for Proposed repair, refurbishment and general alterations to G11 listed pub/hotel including removal

of modern conservatory to be replaced with external seating area, new dedicated plant area and change of use of existing salon to provide additional pub/hotel rooms. **APPROVED**

c) **PA25/06556: St Austell Brewery Co Ltd, Old Custom House Hotel, South Quay, Padstow, PL28 8BL:** Proposed repair, refurbishment and general alterations to G11 listed pub/hotel including removal of modern conservatory to be replaced with external seating area, new dedicated plant area and change of use of existing salon to provide additional pub/hotel rooms. **APPROVED**

d) **PA25/08570: Rest Harrow, Trevone Road, Trevone, PL28 8QX**: Installation of in-ground swimming pool to the rear garden of the property. **APPROVED**

e) **PA25/07961: 11 Old Boatyard, North Quay, Padstow. PL28 8AF:** Demolition in a Conservation Area for the conversion of four existing windows into doors with Juliette balconies. The proposals also include some internal alterations. **APPROVED**

ii RESOLVED to make the following planning application responses to the Planning Authority (Cornwall Council):

a) **PA26/00239: 20 Boyd Avenue, Padstow:** Reconstruction of existing ground floor external walls, ground floor extension, internal alterations and associated works. **SUPPORTED**

b) **PA26/00172: Tesco Stores Ltd, Sarah's Lane, Padstow**: Proposed new DT Compressor Pack and Gas cooler installed on concrete plinth, new 2x AC units to be installed on concrete plinth. **SUPPORTED**

c) **PA25/09698: Casa Vista, The Close, Trevone**: Proposed demolition of the existing attached garage and construction of a 1.5 storey extension, with associated alterations to glazing and internal layout.
No consultee comment provided. There was no discussion of this item as advised by the chair under minute P2025/77 and Committee moved to agenda item 6.

P2025/81 **Parking at St Saviours Lane, Padstow**: There was discussion of this matter with members expressing concern that emergency vehicle access to Chapel Stile Field is impeded by the current parking restrictions in St Saviours Lane.

RESOLVED i) to submit a request to Cornwall Council to amend the parking restrictions for St Saviours Lane to a) Extend parking restrictions to all year; b) Install hatched lining in front of the gate to Chapel Stile Field indicating no parking at any time, to ensure gateway is kept free; c) Re-paint the double yellow lines; and ii) To submit the same as an expression of interest to CHIP (Cornwall Highways Improvement Programme) by the programme deadline of 27 February 2026.

P2025/82 **Update on Neighbourhood Development Plans (NDP) and the changing landscape** (standing item):
The update on the National Planning Policy Framework (NPPF) was noted for information.

Consideration was given to the latest information in respect of Neighbourhood Priorities Statements. Generally, members felt it important to be kept updated on this matter, particularly in relation to neighbouring parishes.

RESOLVED to respond to Cornwall Council Planning and Housing Team to confirm that Padstow Town Council wishes to be formally consulted on other Neighbourhood Priorities Statements and receive draft statements for comment.

P2025/83 **Date of Next Meeting**: Tuesday 10 March 2026 at 7.00pm.

Meeting closed at 6.40pm.