

# Cornwall Matters October 2022

CPRE Cornwall newsletter  
issue 1, October 2022

This is the very first issue of our new regular newsletter for our members. With your support, we campaign to promote, enhance and protect the countryside for everyone's benefit. We promote rural life to ensure the countryside and its communities can thrive and we empower communities to improve and protect their local environment. Through all our work we look at the role of our countryside in tackling the climate emergency, including seeking ways to increase resilience and reduce impact.

Volunteers have been at the heart of our successes. Every volunteer makes a difference to the countryside and coast that we're so passionate about, and we value their contribution enormously. With your support, we can achieve even more. Visit our website to see how you can become an active volunteer.

As always, we are making a big effort to get new members to join us – please spread the word among your friends, family and neighbours. If you would like a copy of this newsletter sent to anyone who is not a member yet, please just let us know.

If you are interested in wildlife, do come along to one of our wildlife talks and walks, and meet some like-minded people.

The next issue will be in December and will announce the launch of our new website as well as giving details about the 2023 AGM.

♥ And a big THANK YOU for your support – we very much appreciate the on-going commitment of our members as we seek to protect rural Cornwall and support sustainable development to meet local needs.

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Photo Credit David Morgan

### Breage campsite appeal dismissed

Last-ditch appeal refused - CPRE Cornwall congratulates villagers for successfully defending Breage's Mining Heritage site

The CPRE Cornwall has congratulated campaigners in Breage, near Helston, for successfully protecting precious green space at the centre of the village from being destroyed by development and inappropriate commercial use.

For many years, the residents of Breage have been battling to preserve fields that are in a Conservation Area and have protected status as a UNESCO World Mining Heritage site.

There's been sustained local opposition to two fields, close to the village's magnificent 15th-century church, from being used as a summer campsite - bringing serious disruption and anti-social behaviour into the heart of the village. This inappropriate commercial use has threatened the survival of the Post Office & Stores because access for customers and deliveries was blocked by campers' parking.

Following a site visit earlier this month, the Planning Inspectorate has refused an appeal by Cherry Mason's Fruit Farm against an enforcement notice issued by Cornwall County Council in March 2021. Villagers in Breage are delighted at the outcome. Following the decision, a spokesperson for the campaigners said:

This is extremely welcome news for Breage village. For many, many years we have been trying to protect a very special feature from being destroyed by development and inappropriate commercial use.

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Photo credit Rame Protection Group

## Rame Head Appeal Dismissed

### The fate of PA20/03747

After being rejected by Cornwall Council in July 2021, the PA20/03747 Rame Head planning application was referred to the Planning Inspectorate. In his decision of 29 September 2022 Planning Inspector Benjamin Webb dismissed the appeal.

The Inspector's reasoning focused on the:- unacceptable effect on the open landscape of the AONB and the 'sense of remoteness and tranquillity'. This harm would not be 'publicly beneficial'. - failure to meet the criteria of Policy 23 which sets out that any proposals allowed within an AONB must conserve and enhance landscape character and natural beauty. Policy 7, which does allow for some development in the countryside, does not override or outweigh Policy 23. Emphasis was also given to the proximity of Church of St Germanus at Rame and St Michael's Chapel, and to the link between the two.

## Meudon Hotel Planning Application Refused

Controversial plans by a luxury hotel to build ten holiday homes in a wooded valley have been refused. Hotel Meudon, in Mawnan Smith near Falmouth attracted the ire of local residents when it unveiled its expansion plans back in February this year.

The hotel, owned by Kingfisher Resorts, which purchased the property in 2020, said it needed to build the holiday homes to survive economically. The original proposal included the new holiday homes which would have been erected in a designated area of outstanding natural beauty (AONB), as well as a new outdoor heated swimming pool with changing facilities, a treatment spa and casual dining restaurant, infrastructure improvements and landscaping.

The proposal received more than 180 objections and fewer than 10 comments in favour. Most objections raised concerns over the future of the AONB and the effect the development might have on the landscape.

This is a list of successful or work-in-progress cases that Cornwall CPRE has been directly involved with over the last twelve months. These are where a planning application appeared to be a significant threat to the countryside or rural communities, including landscapes, wildlife habitat, coasts and woodland. This will have involved one or more of the following: Making site visits, submitting a formal objection, providing evidence to appeal tribunals and generating publicity for the press, TV, radio and the social media.

Planning Application	Location	Summary	Decision
PA21/09018	Old Carnon Hill, Carnon Downs	5 open market dwellings	Refused
PA20/09716	Halsetown St Ives	80 bed hotel 63 holiday villas a community hub, landscaping.	Refused
PA21/00038	Gillyflower Farm, Lostwithiel	New Centre for the Teaching and Learning of Agronomy	Refused
PA22/06380	Burthallan Lane, St Ives	Metal roof of main barn, one bedroom cottage roof, shed roof	Refused
PA21/03460	Chywoone Hill, Newlyn	29 affordable dwellings	Refused
PA20/05166	Allens Meadow, Probus	17 dwellings, 2 office spaces, store	Withdrawn
APP/3284828	Carbis Bay	3 pods. Appeal against enforcement	Dismissed
PA20/10618	Halgavor Moor	Housing development 540 dwellings	Halted by Natural England
APP/3298232	Breage	Housing development. Appeal against refusal	Awaiting a decision
PA20/10041	Trefresa Farm Rock Wadebridge	Boutique hotel; restaurant, cinema, spa, distillery, 9 huts and 13 lodges	Awaiting a decision
PA21/01480	Poundstock, Bude	Crematorium, parking and access	Awaiting a decision

PA21/05791	Walled Garden Padstow	Change of use from residential to commercial	Approved with conditions
PA21/06771	Land North West Of Polsoe, Fowey	Erection of Community Convenience Retail Store, AONB	Awaiting a decision
PA21/07481	Hospital Cross Helston	Erection of 4 retail/food outlets, access, car parking, servicing yard, landscaping	Awaiting a decision
PA21/12133	Maen Veor Barn Hill Cadgwith	Construction of a detached local needs dwelling	Awaiting a decision
PA21/11651	Germoe Cross, Praa Sands	24 dwellings in AONB	Awaiting a decision
PA22/02389	Gorran Churchtown	17 dwellings, 09 affordable, road access, parking, open space	Awaiting a decision
PA22/02794	Penhale Camp Holywell Bay	9 new dwellings and refurbishment of existing cottages to form 3 dwellings	Awaiting a decision
PA22/03090	Perran Springs Touring Park Bodmin Road Goonhavern	Bases for the siting of static caravans, maintenance building, play equipment, conversion of 2 dwellings and 1 extension	Awaiting a decision
PA22/04841	601 Carbis Beach Apartments Carrack Gladden Carbis Bay	Six new Aparthotel apartments with associated facilities	Awaiting a decision
PA22/02896	Penhale Camp Holywell Bay	Holiday Park, short stay holiday units and associated leisure facilities	Awaiting a decision
PA22/05468	Land North Of Tredavoe Newlyn	Agricultural Access Track and extension	Awaiting a decision

PA22/05151	Little Lanherne Farm St Mawgan	Change of Use of Land to Domestic Curtilage, office, pool, storage and Stable	Approved with conditions
PA22/05334	Prow Park Business Village Newquay	Retrospective change of use of land for parking, storage and storage containers	Awaiting a decision
PA22/06562	The Chalet Boat Cove Lane Perranuthnoe	Demolition & Replacement of Existing Chalet & Associated Works	Withdrawn
PA22/05179	Trewiston Farm Caravan Park St Minver Wadebridge	36 plots for static caravans and the installation of the static caravans	Awaiting a decision
PA22/06771	Land Adjacent Mount Hope Old Carnon Hill Carnon Down	Outline planning permission for development of up to 3 dwellings	Awaiting a decision
PA22/05411	Lane Angarrack Lane Connor Downs	40 units with associated open space. All matters reserved except access	Approved



Photo credit Cornwall AONB

Come and join us for our upcoming special events.

CPRE Cornwall

2022 Events

Monday, 31 October 2022, 1:00pm

Connect with Nature: Nature and Wildlife Walk in Penhale

Fieldtrip Leaders: Rowena Castillo-Nicholls and Rob Nicholls

Directions:

Holywell Bay is about 14 miles from Ladock, 25 minutes' drive. Proceed on the A30 from the east or west. At the Boxheater junction turn north onto the B3285 which is the road to Goonhavern (signposted to Perranporth and Goonhavern). Continue on this road and at Goonhavern turn right onto the A3075. About 2 miles later turn left onto the road for Cubert and Holywell (signposted to Holywell Bay). Follow this road through Cubert to Holywell village. SatNav: Holywell TR8 5PF, SW767586

Parking:

Park your car at Holywell Bay car park. It's a National Trust property. From there, we can walk to Penhale.

Meeting Place:

Holywell Bay car park at 12:45pm. Walk starts exactly at 1:00pm.

Wildlife in Penhale:

Cornish Choughs, national bird of Cornwall and it's a rare bird. The Chough is afforded the highest degree of legal protection under the Schedule 1 of the Wildlife and Countryside Act 1981.

Butterflies on the Red List:

Endangered:

1. Wall
2. 2. Grayling

Vulnerable:

1. Grizzled Skipper
2. Small Heath
3. Silver-studded Blue

Near Threatened:

1. Dark Green Fritillary

Monday, 12 December 2022, 1:00pm

Talk and Presentation via Zoom

Chough Watching in Cornwall by Rowena Castillo-Nicholls

In 2001, the Choughs returned naturally to Cornwall. A group of three took up residence on the tip of the Lizard Peninsula.

In 2002, the pair of Choughs at the Lizard fledged three youngsters. This was the first in

Cornwall for more than 50 years. From that time on, this pair of Choughs have bred successfully each year.

This year, 2022, marks the 20th year since the first Cornish born Choughs were seen flying once again on the spectacular rugged Cornish coast and cliffs.

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