

FALMOUTH TOWN COUNCIL

Minutes of a Meeting of the Planning & Licensing Committee held on Monday 2nd February 2026 in the Atherton Suite, The Old Post Office, Falmouth at 6 pm.

Present: Councillors A J Jewell (Chair) S R Carmichael, D V Evans BEM CC (to point mentioned), J A R Stowell and J Walkden.

In Attendance: AM Williams (Town Clerk)
E Middleditch (Administrative Officer)

The Chair reminded attendees that the Council had committed to the Civility and Respect Pledge, that is to treat everyone participating in the meeting tonight with civility and respect in their roles. Respect is treating others with dignity, recognizing boundaries, being non-judgmental and accepting of differences. Behaviour breaching that commitment will not be tolerated. In dealing with the business of the meeting we will adhere to our agenda and the processes set out in our Standing Orders. Please be aware that the meeting is a public one and there may be recordings of your participation.

P6446 APOLOGIES

Apologies for absence were received and approved from Councillor Clegg (family commitment) and Councillor Howes (holiday).

P6447 INTERESTS AND DISPENSATIONS

Councillor Carmichael advised he was an acquaintance of the applicant for PA25/09296 and did not vote in regard to the resolution of Appendix 1 at P6449.

P6448 MINUTES

It was proposed by Councillor Evans, seconded by Councillor Stowell and

RESOLVED that that the minutes of the Planning and Licensing Committee held on 12th January 2026 be approved as a correct record of the proceedings and signed by the Chair.

P6449 PLANNING APPLICATIONS

Members considered a list of planning applications which had been commented on by the Chair and Vice-Chair, under the delegated procedure agreed in accordance with Minute 6/2474 of the meeting held on the 3rd April 2000 and amended by Minute P3017.

It was proposed by Councillor Evans, seconded by Councillor Stowell and

RESOLVED that the observations set out in Appendix I, which forms part of these minutes be approved and adopted as the observations of the Town Council.

Members considered a list of planning applications not dealt with under the delegated procedure outlined above. The Chair reported in respect of those applications as appropriate.

It was proposed by Councillor Jewell, seconded by Councillor Walkden and

RESOLVED that the Town Council makes the observations set out in Appendix II which forms part of these minutes.

Councillor Evans left the meeting at 6.30pm.

P6450 **HIGHWAYS/TRAFFIC MANAGEMENT/ROAD SAFETY**

Road Traffic Regulation Act 1984 S.14: Temporary Prohibition of Traffic

Members duly noted road closures on High Street and Market Strand, Falmouth between 2nd February 2026 and 6th February 2026 (18:00 to 22:00 hours) for National Grid to carry out works.

Members duly noted road closures on High Street, Webber Street, and Market Street, Falmouth on 5th March 2026 (09:30 to 11:00 hours) for the St Pirans Day Childrens Parade to take place.

Members duly noted road closures on High Street and Webber Street, Falmouth on 8th March 2026 (10:00 to 12:20 hours) for the St Nazaire Service of Remembrance to take place.

Members duly noted road closures on Cliff Road and Castle Drive, Falmouth on 15th March 2026 (09:30 to 13:30 hours) for the Falmouth Half Marathon to take place.

Members duly noted road closure on Hulls Lane, Falmouth between 27th April 2026 and 1st May 2026 (24 hours) for Kier on behalf of South West Water to carry out works.

P6451 **TOWN AND COUNTRY PLANNING ACT 1990 – APPEAL**

River View, 93 North Parade, Falmouth PA25/05858.

Proposed 2-storey dwelling with basement storage. Formation of amenity terrace over the rear extension of no.93 North Parade (pitched roof has approval for removal PA24/03316).

Members duly noted that an Appeal has been made to the Secretary of State.

P6452 **DECISION LIST**

Members duly noted a list of recent planning decisions made by Cornwall Council.

P6453 **LICENSING**

None.

P6454 **ANY LATE RECEIVED PLANNING APPLICATIONS THAT THE CHAIR CONSIDERS TO BE OF URGENCY**

None.

There being no further business the Chair declared the meeting closed at 6.40pm.

Signed: Dated:

2ND FEBRUARY 2026

APPENDIX I

1. **Penwerris** [PA25/07647](#) **Mr Nathan Sheehy**
(Case Officer: Helen Trebilcock – Helen.Trebilcock@cornwall.gov.uk)
Listed Building Consent for removal of existing gas supply pipe and replacement with a new pipe.
21 High Street, Falmouth.

Recommend Approval

2. **Arwenack** [PA25/07916](#) **Mr Jon Mitchell**
(Case Officer: Mark Webb – Mark.Webb@cornwall.gov.uk)
Listed building consent for the reinstatement of a storm damaged roof section, infilling of historical structural cracking and the repair of a damaged brick stanchion and pier caps to the external balustrades.
The Chapel, Cliff Road, Falmouth.

Recommend Approval

3. **Penwerris** [PA25/08597](#) **Mr Sean Stratton**
(Case Officer: Abbie Franklin – Abbie.Franklin@cornwall.gov.uk)
Replace current windows with new.
The Gem Fish And Chips, 6 Quarry Hill, Falmouth.

Recommend Approval

4. **Arwenack** [PA25/09222](#) **Mr Tom Beverley-Jones**
(Case Officer: Helen Trebilcock – Helen.Trebilcock@cornwall.gov.uk)
Conversion of existing integral garage and utility area into habitable room.
20 Campbeltown Way, Port Pendennis, Falmouth.

Recommend Approval

5. **Penwerris** [PA25/09296](#) **Mr Ffinlo Kilner**
(Case Officer: Chloe Britten – Chloe.Britten@cornwall.gov.uk)
Certificate of Lawful development for proposed use namely internal alterations to create a habitable loft room, including installation of a new staircase.
7 Polwhaveral Terrace, Falmouth.

Recommend Approval

6. **Boslowick** [PA25/09466](#) **Mr & Mrs C Harris**
(Case Officer: Abbie Franklin – Abbie.Franklin@cornwall.gov.uk)
Construction of first floor side extension, ground floor rear extension and raised decking with privacy screen.
157 Boslowick Road, Falmouth.

Recommend Approval

7. Arwenack PA25/09586 **Mr & Mrs Rowe**
(Case Officer: Chloe Britten – Chloe.Britten@cornwall.gov.uk)
Construction of Garden room.
Cliff Cottage, Pikes Hill, Falmouth.

Recommend Approval

8. Arwenack PA25/09693 **Ms Jane Barrett**
(Case Officer: Mark Webb – Mark.Webb@cornwall.gov.uk)
Works to Tree(s) within a Conservation Area (TCA)- Bay Tree to be removed from front wall to avoid further damage.
10 Florence Terrace, Falmouth.

For Information Only.

9. Penwerris PA26/00051 **Mr Denis Winder**
(Case Officer: Helen Trebilcock – Helen.Trebilcock@cornwall.gov.uk)
Works to trees under Tree Preservation Orders, namely, 1)T6 - Elm - very dead, at risk of damaging cars parked underneath. Fell. 2) T5 - Elm - not totally dead but in poor health. Fell. Propose to replace both Elms with species suitable to be maintained as a street tree. Lime or Plane. 3) T3 - Plane - clearance around Bt lines. Prune touching branches back to previous growth point. 4) Sycamore tree covered by conservation area but no TPO. Approx 8-10 inch diameter at base. Encroaching roof of building. Growing at angle towards building. Coppice. University Of Falmouth, Falmouth School Of Art & Design Annexe, Wellington Terrace, Falmouth.

Recommend Approval

10. Penwerris PA26/00097 **Mr Austin**
(Case Officer: Helen Trebilcock – Helen.Trebilcock@cornwall.gov.uk)
Works to trees in a Conservation Area, namely, 1)The proposal is to remove one young Magnolia (T1) from the front garden of No.6 Tehidy Terrace. The tree in question is only young but has quickly out grown its surroundings and is becoming too large for its position. Its roots are also causing some problems with the nearby drainage.
6 Tehidy Terrace, Falmouth

For Information Only

11. Penwerris PA26/00130 **Mr Stefan Klimek**
(Case Officer: Abbie Franklin – Abbie.Franklin@cornwall.gov.uk)
Works to Tree within a Conservation Area (TCA) - Oak - Coppicing of oak tree. Whole crown reduction to 12m above ground level, to provide sufficient clearance to property.
72 Killigrew Street, Falmouth.

For Information Only

12. Arwenack [PA26/00254](#) **Mr Kevin Mitchell**
(Case Officer: Mark Webb – Mark.Webb@cornwall.gov.uk)
Advertisement Consent for proposed internally illuminated projecting sign, proposed internally illuminated fascia sign and lettering to proposed awning valance.
13 Market Street, Falmouth.

Recommend Approval

13. Arwenack [PA26/00332](#) **Mrs Lesley Garside**
(Case Officer: Mark Webb – Mark.Webb@cornwall.gov.uk)
Works to trees in a Conservation Area, to carry out minor pruning work to 2 Holm Oaks (T1 and T2), 1 young Pine tree (T3), and the reduction of a row of shrubs (G1) along the boundary with No.16.
15 Cliff Road, Falmouth.

For Information Only.

APPENDIX II

1. Penwerris [PA25/06694](#) Ms J Bonner

(Case Officer: Helen Trebilcock – Helen.Trebilcock@cornwall.gov.uk)

Proposed development of 4no. flats, communal hub, resting room and demolition of the existing buildings.

9 Tregothnan Road, Falmouth.

Recommend refusal as contrary to Neighbourhood Development Plan Policy DG4. The closeness of the boundaries results in over development and the North East blank elevation is un-neighbourly and overbearing and causes harm to no. 11. The uninspired design and poor fenestration fails to pick up on the local distinctiveness of the immediate area. The Council do support the principle of development.

2. Arwenack [PA25/09237](#) Gail Jones

(Case Officer: Helen Trebilcock – Helen.Trebilcock@cornwall.gov.uk)

Proposed reinstatement of historic vehicle access, new gates, driveway & pedestrian gate. Rosevean, Gellyngvase Hill, Falmouth.

Recommend refusal due to loss of garden, loss of bio-diversity and drainage and alters the character of the street scene.

3. Arwenack [PA26/00149](#) Mr And Mrs N And S Sillis And Retson

(Case Officer: Chloe Britten – Chloe.Britten@cornwall.gov.uk)

Conversion of existing garage to kitchen for the management flat at Chelsea House, and conversion of external studio to garage.

Chelsea House Hotel, 2 Emslie Road, Falmouth.

Recommend approval.

4. Trescobeas [PA26/00204](#) Mr and Mrs Vincent

(Case Officer: Chloe Britten – Chloe.Britten@cornwall.gov.uk)

Removal of existing porch, proposed rear extension, balcony and internal alterations, including the addition/removal of windows.

38 Venton Road, Falmouth.

Recommend approval.

5. Penwerris [PA26/00285](#) Urban Innovation Company (UIC) Ltd

(Case Officer: Abbie Franklin – Abbie.Franklin@cornwall.gov.uk)

Installation of smart hub with integrated digital screens at 3 locations within Falmouth Sites At Grove Place, Killigrew Street, And Market Strand, Falmouth.

Recommend refusal as the design does not satisfy any of the design policy principles of local distinctiveness in the Neighbourhood Development Plan Policies DG3 and DG7 and the hubs do not enhance the Conservation Area. The hubs are disproportionately oversized and not well placed. In Grove Place the hub interferes with the very limited pavement space, and it is an area which is often crowded with pedestrians. It also hides the post box. The Market Strand hub is also out of scale and not a suitable location.

6. **Penwerris** [PA26/00286](#) **Urban Innovation Company (UIC) Ltd**
(Case Officer: Abbie Franklin – Abbie.Franklin@cornwall.gov.uk)
Advertisement consent for 2x (back-to-back) digital LED displays at 3 locations in Falmouth
Sites At Grove Place, Killigrew Street, And Market Strand, Falmouth.

Recommend refusal as the design does not satisfy any of the design policy principles of local distinctiveness in the Neighbourhood Development Plan Policies DG3 and DG7 and the hubs do not enhance the Conservation Area. The hubs are disproportionately oversized and not well placed. In Grove Place the hub interferes with the very limited pavement space, and it is an area which is often crowded with pedestrians. It also hides the post box. The Market Strand hub is also out of scale and not a suitable location.

7. **Penwerris** [PA26/00372](#) **Mr A Howard**
(Case Officer: Chloe Britten – Chloe.Britten@cornwall.gov.uk)
Proposed loft conversion with dormer, replacement of first floor extension roof, removal of existing kitchen extension and construction of infill extension with flat roof, replacement windows and pitched roof to existing garage.
27 Marlborough Road, Falmouth.

Recommend refusal as the proposed dormer is overbearing and out of character, and does not conform to Neighbourhood Development Plan Design Policies DG3.1 and DG3.2.

TOWN AND COUNTRY PLANNING ACT 1971
FOR SUBMISSION TO THE COUNCIL ON 2nd FEBRUARY 2026

Applicant	Works, Location, and App. Number	Decision
Jamie Johnson	Exception notice for works to Silver Birch tree. 17 Ferndale Road, Falmouth. PA26/00094/PREAPP	Planning Application Required
Mr & Ms Smith & McLennan	Extension to the workshop and conversion to ancillary accommodation. 2-storey extension to form bedroom. Installation of door to form passage. Installation of French doors in place of window. 10 Stratton Terrace, Falmouth. PA25/08624	Approved*
Mr Christopher Snow	Two covered padel courts with perimeter enclosures, lighting and parking provision. Falmouth Cricket Club, Trescobeas Road, Falmouth. PA25/07443	Approved
Mr W Speed & Mrs T Costin	Application for a Lawful Development Certificate for a proposed development: confirmation of commencement of works in relation to notice PA22/02939 for demolition of the existing restaurant and replacement with a new restaurant and apartment and associated works. Hooked on the Rocks, Swanpool Road, Falmouth. PA25/08005	Granted (CAADs, PIPs and LUs only)
Mr M Bevans	Retention of existing garage, minor amendments to previously approved loft conversion and associated works. 16 Springfield Road, Falmouth. PA25/08268	Approved
Mr Ed Osman	Proposed loft conversion, extension and garage. 3 Park Terrace, Falmouth. PA25/08302	Approved
Mrs V Hancock	Mixed use of the planning unit (land and buildings) within the application site edged red for lock-up/storage purposes and residential purposes (on-site residential use). Avenue Road Lockups, Avenue Road, Falmouth. PA25/08434	Withdrawn
Mr David Floyd	Works to Trees covered by a Tree Preservation Order (TPO) - G833 - Oak - Prune back small lateral tertiary branches growing towards home in order to attain approx. 2-3 m clearance. 834 - Oak - Reduce/remove	Approved

	<p>crown cutting to stump with growth at approx. 10 m. G1 - Oak - Reduce lateral NE crown overhanging property by up to 2m of tree directly overhanging number 60. Reduce lateral crown overhanging property of larger N tree only SE branch only by approx. 2m in length. Further Dead wooding in all areas, subject to the "Five Day notice" order, as in previous applications for general tree management. Twinbrook Park, Goldenbank, Falmouth.</p> <p>PA25/08768</p>	
Mr & Mrs Chis & Lucy Stamp	<p>Listed Building Consent for alterations and extension to Grade II listed house including construction of rear garage and ancillary home office outbuilding with variation of conditions 2, 3, 4, 5 and 6 in respect of PA25/04841 dated 19/09/2025. 4 Tehidy Terrace, Falmouth.</p> <p>PA25/08828</p>	Approved
Mr & Mrs Mills	<p>Resubmission of previously approved proposal for the replacement of the existing conservatory with a single-storey extension. The application is a resubmission of previously approved planning permission PA22/03094, which could not commence within the required timeframe. 43 Woodlane, Falmouth.</p> <p>PA25/08834</p>	Approved
Mr & Mrs Chris & Lucy Stamp	<p>Alterations and extension to Grade II listed house including construction of rear garage and ancillary home office outbuilding with variation of condition 2 and 4 in respect of decision PA25/04840 dated 19/09/2025. 4 Tehidy Terrace, Falmouth.</p> <p>PA25/08837</p>	Approved
Clare Woods	<p>Works to trees within a conservation area (TCA) 1, Cypress – cut branches back and thin the canopy; 2, Cherry – cut back (height and width). Woodside, Lansdowne Road, Falmouth.</p> <p>PA25/08902</p>	Decided not to make a TPO (TCA apps)
Mr & Mrs Griffee	<p>Internal alterations, new windows and cladding and extension of existing balcony. 76B Melvill Road, Falmouth.</p> <p>PA25/08917</p>	Approved
Block	<p>Works to Trees covered by a Tree Preservation Order (TPO) - Tree 2 - Pine - reduce two low over exstended</p>	Approved

Manager Dean Woods	limbs over roof. Tree 6 - Sycamore - remove one low branch to give better clearance to garden users. Street Record, Tremorvah Court, Swanpool, Falmouth. PA25/09079	
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