

Penhale Lane – Update for Parish Council

In order for the road through the site to be adopted under the Section 38/278 agreement, Coastline need to complete works on both Well Lane and Penhale Lane as part of the Traffic Regulation Order works, however these works are unable to be progressed until the S38 Agreement is in place.

For Coastline to occupy any properties at St. Cleer, we need to have a S38/278 Agreement completed, and the Traffic Regulation Order works also in place before works can be carried out. This is also a pre-occupation condition. Coastline are working in conjunction with our contractor to get the S38 agreement drafted. We are currently awaiting confirmation on the position and potential easement requirement for a road sign off-site (by the proposed new shop), as we discussed with Councillors last week. Coastline are also awaiting feedback following the latest TRO public consultation regarding the closing of Penhale Lane, and we know there have already been some objections received. Because of the proximity to the school, the road is embargoed, which means we can only undertake work at very specific times of the year.

Coastline continue to work closely with both Cornwall Council and Highways to explore options of allowing occupation, both Highways and Cornwall Council Planning have been extremely helpful throughout this process and we are hopeful that an agreement can be reached to allow occupation as quickly as possible.