

**Presentation by SRG Parks Ltd re Development at Jolly Park
Held in the Village Hall on Thursday 27th October 2022 at 7.15pm.**

Mr Bobby McGhee - CEO SRG Parks Ltd
Mr Nick Laister - SRG Planning Consultant

**Present:- Cllr K Wakeham, Cllr J R Philp, Cllr C Beall, Cllr A Taylor, Cllr M Boxall,
Cllr B Garrott, Cllr L Mattick, Cllr P Wright.**

Thirty one members of the public were in attendance.

Mr McGhee explained that SRG Parks Ltd has acquired the site and is keen to work with the Parish Council and residents to provide the best type of development for the Parish. The company own over 100 sites and are willing to work with the Council and the emerging Neighbourhood Plan.

The following points were made:-

The area of land sold on the site amounts to 4 acres, it was unclear if the remaining land has been sold and the original owner refused to comment. The remaining area does not have planning permission.

Consultation with the Parish Council will be undertaken relating to the original owner relocating the footpath.

The site has been sold with an Established Use Certificate approved in 1971 for 68 units and a Lawful Development Certificate for 48 units approved in 2009.

Units are for main residence use only and cannot be second homes, sub-let, rented out or for holiday let.

The site will be managed by SRG.

Units have to comply with the Mobile Homes Act 2013 including spacing of units and provision of parking for each pitch.

The units are built to a high specification and can be adapted to suit the owners needs on an ongoing basis.

Provision of open space for use by owners is normally 10%.

There would be an age limit for purchase of 55 years and over.

The majority of purchasers are people who downsize to release equity and experience shows most are local or living in the County.

The sale of units after purchase is regulated by SRG Parks Ltd.

Access and egress has to be approved by Cornwall Council Highways.

There is unlikely to be any competition for sale of units with regard to the Hall Wood development as SRG units are not holiday lets.

Ownership of pets would be decided when Park regulations are written, the decision to have a gated development would also be done when the regulations are written.

The time line for development of the site for units would be several months and split into two phases each of which would take approximately 14 weeks to complete.

It was suggested that a questionnaire could be sent to parishioners to ascertain if Park units or housing is preferred.

The presentation concluded at 8pm.