

WENDRON PARISH COUNCIL

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Minutes of the Ordinary Meeting of Wendron Parish Council held on Monday March 14, 2016 at 7:30pm in the Community Hall, Burras.

Present:	Cllr Mrs S.Moyle (Chairman)	Cllr C.Mitchell
	Cllr N.van den Berg	Cllr Mrs D.Mitchell
	Cllr P.Davidson	Cllr Mrs S.Neary
	Cllr A.Denton	Cllr A.Tremayne
	Cllr G.Gibson	Cllr Mrs M.Warren
	Cllr R.Maddern	
	Cllr P.Mather	Mr C.Chapman (Clerk)

Visitors to the meeting: CCllr Dr Jenkin, Mr and Mrs Eva and Mrs Walters.

The Chairman welcomed members and visitors to the March meeting.

1 APOLOGIES FOR ABSENCE

Cllr Ferris and Cllr Mrs Radbone sent their apologies for absence.

2 DECLARATIONS OF INTEREST

in items on the agenda

Cllr Mrs Neary declared a pecuniary interest in agenda item 10 (PA16/00904).

Cllr Mrs Moyle declared a non-pecuniary interest in agenda item 9: a request from the Carnmenellis Churchyard Preservation Committee for financial help towards the upkeep of the cemetery.

of gifts (received as a result of being a member of the Council) of a value greater than £25

There were no declarations of gifts of a value greater than £25.

3 CONFIRMATION OF THE MINUTES OF THE LAST MEETING

Cllr Mrs Warren proposed, Cllr Davidson seconded, Cllr Mather who was absent from the last meeting abstained, all others in favour that, with the addition of the hand-written amendment, the minutes of the Ordinary Meeting held on Monday February 8, 2016 are a true record and the Chairman signed them as such.

4 MATTERS ARISING AND NOT COVERED ELSEWHERE IN THIS AGENDA

There were no matters arising from the minutes of the meeting in February.

5 CORNWALL COUNCILLOR'S COMMENTS

CCllr Dr Jenkin reported that

- the appeal against Cornwall Council's decision to refuse permission for development at Little Menherion had been overturned by the Planning Inspector
- she has serious concerns about the proposal to develop a further 110 homes on the HX1 site to the west of Trewennack. She has had meetings with near neighbours, with the Planning Officer concerned and with a representative from the Hydrology Department. It is her understanding that surface water run-off is the responsibility of Cornwall Council and the issue of flooding is the responsibility of the Environment Agency: despite repeated incidents of flooding in Manor Way, neither department has expressed any concern.
- she has further concerns about whether or not an additional 110 homes on this site will be sustainable and about the urbanisation of the rural landscape

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- she is now a member of the Adult Health Scrutiny Committee which is presently dealing with the imminent closure of the Cardrew Health Centre. Walk-in patients will be able to attend the Barncoose Community Hospital, but there are concerns about whether or not there is room for more patients on the lists of other local medical practices
- as a representative of Halwin School sitting on the working committee, she reported that an expression of interest in the formation of a seventeen school multi-academy trust has now been forwarded to the Department of Education. The working committee is currently looking at issues of governance and the input of people local to individual schools: a consultation paper will be published in due course.

6 PUBLIC PARTICIPATION

Speaking on behalf of her clients, Mr and Mrs Neary, Mrs Walters sought the Parish Council's support for planning application PA16/00904. She stated that the barns are worthy of retention, that the lane has recently been improved with the addition of passing places and that both national and local policies appear to support the proposed use.

Speaking as a member of the public, Mrs Neary also sought the Parish Council's support for her husband's application. She stated that the earlier application had been reduced in size and spoke of extensive research into the small, niche holiday market she and her husband intend to provide.

Mrs Eva said that she and her husband were present simply to seek the Parish Council's support for their application to convert a three hundred year old barn on their farm to a family dwelling.

The Chairman proposed and it was agreed to discuss Agenda item 10 at this point.

10 PLANNING

Applications

PA16/00651 Mr and Mrs Allen – Certificate of Lawful Development of existing use of formation of dwelling – 2 Bramble Edge, West Halazabeck Farm, Porkellis. Cllr Mather proposed, Cllr Mrs Warren seconded, all others in favour that this application should be returned with the following observation *Wendron Parish Council can neither confirm nor refute the applicants' statements.*

PA16/00726 Mr D.Hutchings – two storey rear extension to dwelling – Polgear Barn, Forest, Four Lanes. Cllr Tremayne proposed, Cllr Mather seconded, all others in favour that this application should be returned with the following observation *Wendron Parish Council supports this application.*

PA16/00881 Jackamax Limited – Proposed access (application for approval of reserved matter following outline approval PA14/07450 for up to 340 residential dwellings (including affordable homes), building for use for B1 offices and medical practice) – Land West of Trewennack. Cllr Mrs Warren proposed, Cllr Maddern seconded, all others in favour that this application should be returned with the following observation *Wendron Parish Council strongly objects to this application for reasons relating to the safety of road users. The proposal seeks permission for direct access on to Rowes Lane, (a quiet, narrow, twisting country road presently well-used by walkers, cyclists and horse riders) for vehicles from up to 340 residential dwellings, a medical practice and business offices. It will create further road safety problems relating to access to and egress from the A394 (the proposed access is within 140 metres of a roundabout, which was built at tax-payers' expense specifically to ease traffic flows: the applicant's land is clearly shown as adjoining this roundabout). Wendron Parish Council requests the Planning Authority to refuse permission for development.*

PA16/00901 Mr and Mrs Allen – Certificate of Lawful Development of existing use of formation of dwelling – 1 Bramble Edge, West Halazabeck Farm, Porkellis. Cllr Tremayne proposed, Cllr Mather seconded, all others in favour that this application should be returned with the following observation *Wendron Parish Council can neither confirm nor refute the applicants' statements.*

As the wife of the applicant, Cllr Mrs Neary declared a pecuniary interest in the following application and left the room.

PA16/00904 Mr J.Neary – Conversion of agricultural buildings to two units of holiday accommodation and the installation of a septic tank – Burnthouse farm, Dacum Lane, Porkellis. Cllr Tremayne proposed, Cllr Mrs Warren seconded, Cllr Maddern abstained, all others in favour that this application should be returned with the following observation *With the provision that the converted agricultural buildings are used only for holiday accommodation, Wendron Parish Council supports this application.*

Cllr Mrs Neary returned to the room.

PA16/01038 Mr N.Oliver – Removal of section 106 agreement attached to decision notice W2/89/01505/F dated 29 October 1990 – Merther Uny Chapel, Merther Uny. Cllr Mather proposed, Cllr Tremayne seconded, all others in

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favour that this application should be returned with the following observation *Wendron Parish Council is satisfied that the reasons for tying the use of the barn to the incidental use of the main building remain valid and therefore requests the Planning Authority to refuse permission for the removal of the existing section 106 agreement.*

PA16/01164 Mr and Mrs D.Eva – Proposed conversion of barn to form a dwelling – Tregarrick Farm, road from Falmouth Road to Tresprison. Cllr Tremayne proposed, Cllr Denton seconded, all others in favour that this application should be returned with the following observation *Wendron Parish Council supports this application.*

PA16/01232 Mr R.Bryant – Replacement of five sliding sash windows on west Elevation of Dwelling – The Wheelwrights, Chapel Hill, Porkellis. Cllr Denton proposed, Cllr Mather seconded, all others in favour that this application should be returned with the following observation *Wendron Parish Council believes that the use of uPVC in this historic listed building would be inappropriate and therefore requests the Planning Authority to refuse permission for development.*

PA16/01606 Mr & Mrs Rapson – Conversion and extension of barn to form dwelling. – land adj Carnebone Cottages, Laity. Cllr Tremayne proposed, Cllr Mrs Warren seconded, Cllr Maddern abstained, all others in favour that this application should be returned with the following observation *Wendron Parish Council supports this application.*

PA16/1612 Mr P.Grayson – It is proposed to rebuild the existing barns to form a master bedroom with en suite with the remaining barns being used for parking, storage and workshop ancillary to the house. A heightened opening through the barns will allow access to the grounds to the rear of the property – Inner Edgcombe Farm, Edgcombe. Cllr Tremayne proposed, Cllr Mather seconded, all others in favour that this application should be returned with the following observation *Wendron Parish Council supports this application.*

Decisions

PA15/09389 APPROVED – Proposed all weather sand school for exercising horses: 20m x 40m. Stable building to consist of 6 x stables, 1 x hay store and 1 x tack room. The existing stables will be altered to join into the new building. The development is for private use – Penmarth, Carnmenellis – *noted*

PA15/10893 APPROVED – New build agricultural barn – Waterside, Carnmenellis – *noted*

PA15/11664 APPROVED – To install a 25m x 40m all-weather surface riding ménage within the eastern-most field of land (south-western corner to west of stables) – Old Carpenters Workshop, Polmarth – *noted*

PA15/11707 WITHDRAWN – Erection of ground floor extension, first floor extension and balcony to residential holiday let, including change of use of garage to form part of holiday let – Bodilly Veor, Crelly, Trenear – *noted*

PA15/11826 APPROVED – Erection of wooden chalet for residential use. (retrospective in relation to case EN15/02151) – 10 Trevenen Bal, Helston – *noted*

PA16/00488 APPROVED – Dining room extension – Barn 1, Whitegates, Retanna – *noted*

PA16/00486 APPROVED – Amendment to application PA15/08192 in respect of materials – The Oak House Little White Alice Calvadnack – *noted*

PA16/00528 APPROVED – Erection of a garage, home office and playroom – Wheal Manor Porkellis – *noted*

PA16/00577 APPROVED – Non-material amendment for minor changes to layout and panel design to decision PA14/04493 – Nancrossa Farm. Rame Cross – *noted*

PA16/00668 NOT ACCEPTABLE AS AMENDMENT – Amendment to application PA15/04588 (proposed restoration, conversion and extension of farmhouse and outbuildings) – Inner Edgcombe Farm Edgcombe – *noted*

7 PARISH COUNCIL MATTERS

Neighbourhood Plans

Cllr Mrs Warren outlined the progress that has been made to date and thanked Cllr Ferris for the work he and his secretary had done in collating the comments made by residents on returned questionnaires. These comments had, in turn, been collated into a draft Vision Statement which had been forwarded to members. Following discussion, it was agreed that the way forward should be decided at a meeting to which both Councillors and volunteers (if addresses could be found) would be invited. This meeting will be held on Monday April 4 at 7.30pm in Wendron Cricket Club. The discussion will concern a future, open, consultative meeting at which plans, pictures and the objectives of Wendron's Neighbourhood Plan will be on display and at which members of the public will be able to have their say.

8 PARISH MATTERS

Public Highway application of herbicide

Members considered an offer from CORMAC to spray the pavements and kerbs within the parish of Wendron twice during the coming season at a cost of £150 per km. Following a short discussion it was agreed not to take advantage of

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this offer.

Public Rights of Way

Members considered an invitation from Cornwall Council to continue with the Local Maintenance Partnership scheme. The grant offered for the year to March 31, 2017 is £5,452.00 (or 100% of eligible costs, whichever is the lower). In the year to March 31, 2015 Wendron Parish Council's costs for cutting Public Rights of Way amounted to £6,390.51 and the full grant of £4,957.00 from Cornwall Council was claimed. Cllr Mrs Warren proposed, Cllr Mrs Neary seconded, all others in favour that Wendron Parish Council should accept Cornwall Council's invitation to renew partnership working.

Gateways at Rame/Edgcumbe

Members considered a proposal to create gateways at either end of the Rame/Edgcumbe stretch of the A394. CCllr Dr Jenkin reminded members that, at the public meeting in late November, Cornwall Highways had agreed to submit a design for the highway at Rame/Edgcumbe which had included gateways. She offered to follow the matter through and to report back to the Parish Council meeting in April. She also reminded members that at the November meeting, it had been agreed with Adrian Roberts and Ben Dickinson that a follow-up meeting in May would be useful.

Penmarth War Memorial

Members considered a proposal to clean the War Memorial at Penmarth on an annual basis, Following a short discussion, Cllr Mrs Warren proposed, Cllr Mrs Moyle seconded all others in favour that Wendron Parish Council should instruct its contractor to clean the War Memorial in Penmarth on an annual basis.

Telephone boxes

Members noted that the telephone kiosks at Carnkie, Porkellis and Trenear have yet to be painted. Cllr Denton reported that the bottom hinge of the door of the kiosk at Porkellis is in need of repair/replacement: the Clerk was asked to arrange to have this done.

The land at Carnkie

The Clerk reported that he has now received two quotations to clear away the brambles and light shrubs and to deal with the larger trees and bushes with chain saws and chippers on this piece of land. Following discussion of these quotations, the Chairman proposed, Cllr Tremayne seconded, Cllr Gibson abstained all others in favour to accept a quotation in the sum of £912.00 plus VAT from Bob Sanders (who estimates the work will take two days).

9 FINANCE

The Clerk presented Members with a statement of Wendron Parish Council's financial position as at March 14, 2016. A copy of that statement is attached to these minutes.

As a Committee Member of the Carnmenellis Churchyard Preservation Trust, Cllr Mrs Moyle declared a non-pecuniary interest in the following item. She remained in the room and in the Chair, but took no part in the discussion or the voting.

Members considered a request from the Carnmenellis Churchyard Preservation Committee for financial help towards the upkeep of the cemetery. It was proposed by Cllr Davidson, seconded by Cllr Mrs Warren, all others in favour that, under the terms of Section 214(6) of the Local Government Act 1972, the sum of £375 be forwarded to the Carnmenellis Churchyard Preservation Committee towards the upkeep of the cemetery.

The following accounts were presented for consideration

		GROSS	NET	VAT
HMRC		£ 774.40		
L.A.Phillips & Son Ltd (postcrete)		£ 10.97	£ 9.14	£ 1.83
Robert Sanders				
Churchyards	£ 195.00			
Churchyard (trees)	£ 325.00			
Path to Trelill Holy Well	£ 30.00			
	total	£ 660.00	£ 550.00	£ 110.00
Gareth Mitchell				
Open Areas	£ 130.00			
Clearing bubble-up	£ 13.00			
	total	£ 143.00		
Colin Chapman				
Salary (February)	£ 1,032.70			
telephone	£ 31.70			

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office expenses	£	54.80	
travelling	£	40.95	
use of home	£	25.00	
		total	£ 1,185.15

It was proposed by Cllr Mrs Warren, seconded by Cllr van den Berg, all others in favour that the above five accounts should be paid.

To note the following receipts

Robert Lawrence (Mrs George) £ 35.00

11 REPORT OF CLERK AND CORRESPONDENCE

Friends of Halwin School acknowledgment of and thanks for donation towards the poly-tunnel – *noted*

Tower Mint Ltd advertisement for commemorative medals celebrating HM Queen Elizabeth II’s 90th birthday – *noted*

Clerks and Councils Direct newsletter – *noted*

Carn Brea Parish Council re Neighbourhood Planning and the sharing of information pertinent to neighbouring Councils – *noted*

12 CHAIRMAN’S AND COUNCILLORS’ COMMENTS

Members noted that Cllr Denton and Cllr Mather had met with Andrew George and Helen Downing of the Cornwall Community Land Trust and discussed the matter of the proposed development at Rame Cross. They reported that

- all the issues about which the Parish Council had expressed concern appear to have been addressed
- they had sought the support of the Land Trust in the matter of traffic control on the A394 at Rame
- they have requested that the Trust makes every effort to bring fibre wi-fi on site before the dwellings are completed
- there is a £160,000 funding gap if all the homes are to be affordable (the Clerk was asked to contact the Affordable Housing team about this)
- there is a desire to move the project along as expeditiously as is expedient.

It was further noted that the waste paper bin is now in place in the play area at Carnkie, but that the ‘No Dogs’ notice has fallen into the river. The Clerk was asked to arrange to have this replaced.

13 MATTERS FOR INCLUSION AT FUTURE MEETINGS

No matters for inclusion on the agenda of future meetings were tabled.

DATE AND TIME OF NEXT MEETING

Monday April 11, 2016 at 7:30pm in the Community Hall, Burras.

Signed Chairman Date

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