



St MINVER LOWLANDS PARISH COUNCIL
MINUTES OF THE FULL COUNCIL MEETING
HELD IN THE COUNCIL CHAMBER, ROCK METHODIST CHURCH
ON MONDAY, 2nd JUNE 2014 @ 7.30 pm

Present: Cllr. Mrs Mould (Chairman) Cllr. Blewett Cllr. Miss Gilbert
 Cllr. Gisbourne Cllr. Mrs Morgan Cllr. Rathbone
 Cllr. Strong Cllr. Taper Mrs Thompson (Clerk)

Minute	AGENDA ITEMS	Action
	<p><u>Chairman's Welcome and Public Forum</u> – the Chairman welcomed those present. Mr Neil Harper addressed Members regarding 80a/2014. He read a statement to the meeting. He stressed the application before Members now is completely different to the previous submissions. He said the proposal was for a very small single-storey dwelling with under-croft parking, in the garden of Cocklebar.</p> <p>He referred to the pre-application advice from Cornwall Council. The under-croft parking had addressed some concerns of CC regarding the access. With regards to the amenity space, CC requires 50 sq.m. of useable amenity space and this is now met. He had kept in close touch with owners of the neighbouring properties and this proposal does not interrupt their views at all.</p> <p>Cllr. Strong wanted to ensure that it cannot be converted to a two-storey property in the future, as this would spoil the view from adjoining properties. Mr Harper said he anticipated that CC would make this a condition of planning consent.</p> <p>Mr Harper thought the family would use the property for half the year and the rest of the time it would be let.</p>	
76/2014	<p><u>Apologies for Absence</u> – Cllrs. Gibson and Webb and County Cllr. Penny (both on leave); Cllr. Morgan sent her apologies she had been detained at work.</p>	
77/2014	<p><u>Members' Declarations</u> –</p> <ul style="list-style-type: none"> a. <i>Pecuniary/Registerable Declarations of Interests</i> – none. b. <i>Non-Pecuniary/Disclosable Interests</i> – none. c. <i>Declaration of Gifts</i> – Members were reminded they must declare any gift or hospitality with a value in excess of fifty pounds. d. <i>Dispensations</i> – there were no written requests for dispensations. 	
78/2014	<p><u>Minutes of Meetings</u> –</p> <ul style="list-style-type: none"> a. <i>Full Council Meeting</i> – 6th May 2014, AGREED as a true record. b. <i>Planning Meeting</i> – 19th May 2014, AGREED as a true record. c. <i>Parish Meeting</i> – 19th May 2014. Notes only, not for signing. 	
79/2014	<p><u>Outside Bodies/Reports</u> –</p> <ul style="list-style-type: none"> a. <i>Police</i> – PC Taylor sent his apologies. b. <i>County Council</i> – in the absence of Cllr. Andy Penny there was no report. 	

	<p>c. <i>St Minver Highlands Parish Council</i> – a copy of their May Minutes were made available to the Meeting.</p> <p>d. <i>Padstow Harbour Commission (PHC)</i> – a copy of their April Minutes were made available to the Meeting. Cllr. Blewett said the extension to the Rock car park is progressing slowly. Work will not start until 2016 at the earliest. PHC are going to use the dredger to move sand back onto Rock Beach.</p>	
80/2014	<p><u>Planning Applications</u> –</p> <p>a. <i>PA13/11387, Cocklebar, Rock</i> – erection of a dwelling.</p> <p>The Clerk had asked Ms Samantha Hewitt, case officer if this application is more acceptable and, if so, why. She had responded by saying she had no particular objections when she visited the site. However given the history and previous refusals she is going to wait for the Highways’ response and will be discussing the application with senior officers regarding the amenity space.</p> <p>Cllr. Mould did not favour the application and said it went against the principles of the NDP. She felt that the bulk and mass was unacceptable and would add significantly to traffic congestion.</p> <p>Cllr. Rathbone said although there is provision for vehicles to turn on site, he did not believe that it would happen in reality.</p> <p>Members had NO OBJECTION but wished to request the developer not to commence work during the summer months, should permission be granted. Cllrs. Mould and Rathbone voted against.</p> <p>b. <i>PA14/02517, Lower Cole, Golf Club Road, Rock</i> – application for works to trees subject to a TPO. Removal of limbs of trees T8390, T8391 and T8392. Removal of tree T39894. Removal of two trees in G1. Members support the Tree Officer’s comments. However, they feel that a fine should be imposed for removing limbs of trees, prior to a planning decision.</p> <p>c. <i>PA14/03401, White Rose, Dunders Hill, Polzeath</i> – renovations to existing bungalow and conversion of roof space to provide two new bedrooms with en-suite. NO OBJECTION.</p> <p>d. <i>PA14/03789, Higher Farm, Trebetherick</i> – construction of four new residential dwellings with associated parking facilities and private garden at Higher Farm, Trebetherick. Cllr. Mould declared an interest, as a close friend of the owner, and left the meeting whilst this was discussed. NO OBJECTION.</p> <p>e. <i>PA14/03836, Penbardon, Trebetherick</i> – extensions and alterations to dwelling. OBJECT because the extension would be overbearing and result in a loss of amenity for the adjoining property, Yaffles (previously Sunningdale). If the planning officer is minded to grant permission, Members request that County Cllr. Penny requests it is taken to CC’s Planning Committee.</p> <p>Cllr. Morgan arrived at this point.</p> <p>f. <i>PA14/04075, Sharp’s Brewery, Pityme, St Minver</i> – proposed installation of new Co2 vessel. NO OBJECTION.</p> <p>g. <i>PA14/04094, Lowenva, Rock</i> – to fell 1 Macrocarpa pine and replace with 2 100cm Macrocarpa trees. NO OBJECTION provided the Tree Officer has no objection.</p>	<p>Clerk</p> <p>Clerk</p> <p>Clerk</p> <p>Clerk</p> <p>Clerk</p> <p>Clerk</p> <p>Clerk</p>
81/2014	<p><u>Other Planning Matters</u> –</p> <p>a. <i>Neighbourhood Development Plan</i> – Minute 66a/2014 refers. Cllr. Mould reported work on the draft NDP is progressing, with meetings being held three times a week. It is anticipated the draft NDP will be put out for consultation in August. She will be attending Highlands’ next meeting, to update them on progress.</p> <p>b. <i>EN13/02558, Pinewood, Polzeath</i> – Minute 66b/2014 refers. Non-compliance with the planning condition (PA12/05208) to remove the barrier and replace it with a wall expired on 3rd November 2013. Case closed: not expedient.</p>	

	<p>Members considered the response from Mr Phil Mason (previously circulated via email), regarding CC's decision not to enforce the planning condition. He admitted mistakes had been made, but that it could not change their decision. Members remain extremely concerned and it was AGREED to write to Mr Mason and County Cllr. Penny, along the lines discussed at the meeting and to seek clarification of how this mistake came to be made. It was further AGREED to submit this correspondence to the <i>St Minver Link</i> for publication.</p> <p>c. <i>Letting Signs</i> – Minute 66d/2014 refers. Ms Sam Hewitt, Planning Officer advised she had offered an opinion regarding Members' assertion that these signs cannot be considered as 'temporary', based on discussion with two managers. She suggests the most appropriate course of action is to forward our enquiry to the Enforcement Team who will make a judgement on whether there is a breach of planning control here and if so whether it is expedient to take any action. Members will provide examples to the Clerk.</p> <p>d. <i>PA13/04015, Waders, 38 Higher Tristram, Polzeath</i> – Members considered a complaint (previously circulated via email) that the property is not being built in accordance with the planning consent.</p> <p>It was RESOLVED to report that a back door had appeared in the single storey at the rear of the development where there should be a blank wall without any windows or doors except for the front door; and to also point out the measurements of the roof height appear to have exceeded the proposed height of 51.6 as stated on the proposed plans. These measurements are before the builders have even put on the roof tiles and the ridge tiles which can only add to the excess height.</p> <p>e. <i>Section 106 Monies</i> – Mr Jon James, CC had offered two dates the 10th or 16th June 2014, neither of which was suitable. Section 106 monies and registering our needs with the Open Space Team will be on the agenda.</p>	<p>Clerk</p> <p>Clerk</p> <p>Members</p> <p>Clerk</p>
82/2014	<p><u>Environmental Matters</u> –</p> <p>a. <i>St Minver Public Conveniences</i> – Minute 67a/2014 refers. Mr Jon James, CC had offered two dates the 10th or 16th June 2014, neither of which was suitable.</p> <p>b. <i>Daymer Bay Granite Steps</i> – Minute 67b/2014 refers. There was no update, regarding the cost of carrying out the repairs. It was understood that CC has government funds to carry out repairs, but this would not be for sometime. It was felt inappropriate to contribute towards the costs of repairs to private property. No further action.</p> <p>c. <i>Litter Bin, Rock Road</i> – Minute 67d/2014 refers. Cllr. Mould reported that Ms Stephanie Crocker, CC's Contract Compliance Officer is looking into reinstating the bin in a different location. She is looking at the site outside the doctors' surgery. It will involve removing the dog bin and replacing with a dual purpose bin. She is also going to speak to the fish shop owner to see if he will place a bin outside his premise during opening hours.</p> <p>d. <i>Grass Verges</i> – an offer of £1,552 to cut the grass verges in the PC area had been received from CC. The Clerk had accepted this on Members' behalf. The Clerk to check with the contractor if he cuts the grass verge outside Cantillion Lane.</p> <p>e. <i>Surface Water Run-off</i> – grants are available for those affected.</p> <p>f. <i>Blue Flag Status</i> – Members considered the loss of the Blue Flag status for Polzeath Beach. Mr Jon James, CC had offered two dates the 10th or 16th June 2014, neither of which was suitable. This will be on the agenda.</p>	<p>Clerk</p>
83/2014	<p><u>Highways Matters</u> –</p> <p>a. <i>Polzeath Double Yellow Lines</i> – Minute 68a/2014 refers. Mr Steve Bayley, Highways reported he had asked for reinstatement of the yellow lines, which formerly went as far as where Westward Flats begins, to be investigated and for action to be instigated if appropriate.</p>	

	<p>b. <i>Trebetherick</i> – Minute 67d/2014 refers. Mr Steve Bayley, Highways reported he had asked for the boulders that had been placed on the yellow lines at the bottom of the Daymer Lane to be investigated and for action to be instigated if appropriate.</p> <p>c. <i>Highways' Signs</i> – it was AGREED to ask Mr Meneer if he could wash all the signs in the parish, with the exception of the finger-post at the top of Trewint.</p>	Clerk																																
84/2014	<p><u>Trewint Playing Fields</u> –</p> <p>a. <i>Trewint Public Conveniences</i> – Minute 69a/2014 refers. Deferred from the May Meeting. Cllr. Blewett had made a site visit and the exterior and internal doors to the gents need replacing. It was RESOLVED to obtain suitable quotations. Cllr. Blewett to action.</p> <p>b. <i>Young Children's Play Area</i> – Minute 69b/2014 refers. Cllr. Gilbert reported there were no problems with the site. The fortnightly H&S inspection reports were not available. She said the repairs identified in the annual RoSPA safety report were being pursued.</p>	Cllr. Blewett Clerk																																
85/2014	<p><u>Administration</u> –</p> <p>a. <i>Financial Regulations / Standing Orders</i> – Minute 70a/2014 refers. Copies of these documents had been placed on the website.</p> <p>b. <i>Defibrillator Training</i> – Minute 70a/2014 refers. Mr Norman Trebilcock, FLEET had agreed to provide a training session in the use of this equipment. Members felt it was better to hold the training during October and to use the Council Chamber.</p>	Clerk																																
86/2014	<p><u>Financial Matters</u> –</p> <p>a. <i>Accounts for Payment</i> – Schedule No.2014/15-3 was APPROVED for</p> <table border="1"> <thead> <tr> <th>Item</th> <th>Price</th> <th>VAT</th> <th>Total</th> </tr> </thead> <tbody> <tr> <td>Salaries, including NI & tax</td> <td>539.36</td> <td></td> <td>539.36</td> </tr> <tr> <td>Internal Audit</td> <td>250.00</td> <td>50.00</td> <td>300.00</td> </tr> <tr> <td>SW Water Ltd – Trewint Playing Field</td> <td>115.09</td> <td></td> <td>115.09</td> </tr> <tr> <td>Trewint Playing Field</td> <td>329.00</td> <td></td> <td>329.00</td> </tr> <tr> <td>Grass verge cutting</td> <td>230.00</td> <td></td> <td>230.00</td> </tr> <tr> <td>St Minver School – Fun Run grant</td> <td>250.00</td> <td></td> <td>250.00</td> </tr> <tr> <td></td> <td></td> <td></td> <td>£1,763.45</td> </tr> </tbody> </table> <p>b. <i>Budget Monitor</i> – copy was unavailable. The Clerk to provide for July.</p>	Item	Price	VAT	Total	Salaries, including NI & tax	539.36		539.36	Internal Audit	250.00	50.00	300.00	SW Water Ltd – Trewint Playing Field	115.09		115.09	Trewint Playing Field	329.00		329.00	Grass verge cutting	230.00		230.00	St Minver School – Fun Run grant	250.00		250.00				£1,763.45	Clerk
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87/2014	<p><u>Documentation</u> –</p> <p>a. <i>Clerks & Councils Direct</i> – May 2014. Taken by Cllr. Mould.</p> <p>b. <i>The Clerk Magazine</i> – May 2014. Taken by Cllr. Mould.</p>																																	
88/2014	<p><u>Diary Dates</u> –</p> <p>a. <i>Full Council Meeting</i> – 7th July 2014.</p> <p>b. <i>August Full Council Meeting</i> – there will be no meeting in August, except that the Chairman and Clerk can call one if necessary.</p> <p>c. <i>Planning Meeting</i> – 16th June 2014. Apologies from Cllrs. Blewett, Morgan, and Strong.</p> <p>d. <i>Clerk's Leave</i> – 23rd June to 4th July 2014.</p> <p>e. <i>Equality & Diversity Training Course</i> – 19th June 2014, 4-6pm, St Austell One Stop Shop (Council Chamber). Free course, bookings to Ms Couch, CC.</p> <p>f. <i>Code of Conduct Training: To Declare or not to Declare!</i> – free sessions, run by CC. The following dates and venues are available</p> <p>i. St Austell One Stop Shop – Tuesday, 17th June 2014, 2.30-4.30pm.</p>																																	

	ii. Millennium Rooms, St Mawes – Thursday, 10 th July 2014, 6-8pm. iii. Maker with Rame – Thursday, 24 th July, 6-8pm. Noted other sessions / venues are planned.	
89/2014	<u>Information Only/Future Agenda Items</u> – a. None.	
90/2014	<u>Meeting Closed</u> – 21.36pm.	

Signature: (Cllr. Mrs Carol Mould)
 Chairman

Date: 7th July 2014