

LUDGVAN PARISH COUNCIL

Chairman:

Councillor Roy Mann

Clerk to the Council:

Joan Beveridge

The Old Mill,

Nancledra,

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MINUTES OF THE MONTHLY MEETING OF THE PARISH COUNCIL HELD ON WEDNESDAY, 12th JUNE 2019, IN THE OASIS CHILD CARE CENTRE, LOWER QUARTER, LUDGVAN.

PRESENT: Councillors: R Mann (Chair); C Cartwright; S Elliott; S Miucci; J Munday; M Parker; C Price-Jones; M Squire; M Taylor; L Trudgeon.

IN ATTENDANCE: Joan Beveridge (Clerk)

LPC 932 Apologies for absence

None.

LPC 933 Declarations of interest in Items on the Agenda

None.

LPC 934 Dispensations

None.

LPC 935 Public Participation Period

12 members of the public attended; the majority to object to PA19/03464; the Cornish Oven, on the grounds of highways issues related to traffic in and out of the proposed drive-thru also parking, environmental hazards and the loss of green space that provides a buffer to the sights, sounds and smells of the neighbouring A30 and existing food outlets. The quality of life of local residents has been diminished by the build-up of surrounding industrial units, to which the proposed development would add. An objection was also given to PA19/04524.

LPC 936 Minutes of the Parish Council Meeting on Wednesday 8th May, 2019

The minutes were **approved as a true and correct record of the meeting and duly signed by the Chairman.**

LPC 937 Cornwall Council – Planning Applications - For decision;

The Council's resolutions are shown in **BOLD** below:

- (a) PA19/03464 – Erection of one restaurant unit (Use Class A1/A3), including drive-through lane and means of access, provision of car parking, service yard and landscaping – Land South Of Chy-An-Mor Roundabout Chy-An-Mor Long Rock – Turley Associates Bristol – **Council objects to this application on several grounds: The area has been designated under the draft Ludgvan Neighbourhood Plan as a settlement area, not for commercial development. The design does not fit the local vernacular, being more reflective of that generally associated with industrial or agricultural buildings. It is the wrong development for the area.** /cont.

It would represent the loss of the last remaining green space between the residents of Chy-an-Mor and the A30 highway network. The area should remain a green space.

There is no demonstrable need for this type of business and no evidence that other sites were sought, prior to this one, by the developers. It could potentially undermine the viability and vitality of existing town centre food and drink businesses.

Traffic generated by the proposed café/drive through facility would result in an unacceptable hazard to highway safety on the A30 highway and to the residents of Chy-an-Mor. It would also generate greater air pollution and exacerbate local parking issues.

The site lies within the Environment Agency Flood Risk Zones 2 and 3 and due to the proposed hard impermeable surfaces over the vast majority of the site would increase the risk of flooding elsewhere.

Any economic benefits of the proposal are outweighed by the unacceptable adverse social and environmental impacts to the physical and mental wellbeing of the residents.

The resolution was approved, unanimously.

- (b) PA19/03632 – Conversion of a store to a flat – Stores At Polmor Mews Polmor Road Crowlas Cornwall TR20 8DW – Mr J Pender – **Council objects to this application on the grounds of lack of parking for the proposed flat. There is no room in the Close for further parking and new developments should provide adequate parking under the draft Ludgvan Neighbourhood Plan. Additionally, the site is flooding water into neighbouring back gardens due to inadequate drainage which will only be exacerbated by an additional dwelling.**
- (c) PA19/03456 – Agricultural track – Carntiscoe Farm House Carntiscoe Road Lelant Downs TR27 6NJ – C P Richards and Son Ltd – **No objection.**
- (d) PA19/03875 – Two storey side extension and conversion of garage to living accommodation – Hunrosa A30 Between Rospeath Lane And Cockwells Crowlas TR20 8DS – Mrs Laura James – **No objection.**
- (e) PA19/04199 – Non material amendment in relation to decision notice PA16/09346: Substitution of a 4kW roof mounted PV array (approved PA18/09638) for a 26kW array mounted on the southern roof slope of the terminal building – Land To The North Of Chy An Mor Roundabout, Jelbert Way, Eastern Green, Penzance – Diana Mompoloki – **Council objects to the materials proposed on the grounds that they will be highly reflective as well as unsightly. Should a non-reflective solar roof be substituted, Council would withdraw its objection.**
- (f) PA19/03841 – Conversion, extension and rebuilding of outbuildings to form an annexe – Higher Trenowin Cottage Access Track Between Georgia Hill And Higher Trenowin Nancladra TR20 8BE – Mr James Lindon-Travers – **Council approves this application on condition it is designated as having unfettered use.**
- (g) PA19/04615 – Rear extension to form bedroom & extra living space – 2 Trencrom Cottage Nancladra Hill Nancladra TR20 8BD – Mr & Mrs Larter – **No objection.**
- (h) PA19/04612 – Replacement of existing garage/workshop with artist's studio – Higher Chellev Access Track To Higher Chellev Higher Trenowin Nancladra TR20 8BD – Mr Fox – **Council objects to this application on the grounds that its size is out of scale with neighbouring properties and the level of potential light pollution which would be generated in a Dark Skies area through roof apertures.**

The resolution was approved by majority, with one vote against.

- (i) PA19/04524 – Application for Approval of Reserved Matters in relation to Outline Approval PA17/08019 for two new houses: Access, appearance, landscaping, layout and scale – Land Ne Of Ludgvan House Blowing House Hill Ludgvan TR20 8EG – Mr P O’Neil – **Council reiterates its objections on the grounds of overlooking and the need for a proper drainage system. Two bungalows would be more appropriate to the site.**

The resolution was approved, unanimously.

- (j) PA19/04538 – Alteration and extension to existing garage to form Studio – Brunnion Farm Lelant Downs TR27 6NT – Mrs Ursula Hanson – **No objection.**

LPC 938 Councillor Reports

(a) ***Cornwall Councillor Simon Elliott:***

- (i) Currently in talks with Planning Officers re enforcement issues.
- (ii) Submitting a motion to Cornwall Council to provide resources to schools to teach menopause education.

(b) ***Chair:***

None.

(c) ***Other Councillors:***

- (i) The timing of hedgerow cutting is to be added to the next Agenda.
- (ii) Whitecross monument is in need of painting and upkeep. The Clerk to clarify with Highways England the use of exotic planting in its vicinity.
- (iii) It was suggested the Telephone Box might be used as a book exchange.
- (iv) The Clerk was instructed to contact Highways again and also Natural England about Long Rock’s broken tidal flap, to urge action.

LPC 939 It was **RESOLVED to adopt the Financial Regulations approved at the previous meeting.**

Cllrs Cartwright and Squire left the meeting.

LPC 940 Clerks Report

(a) Allotments: It was **RESOLVED to;**

- (i) **Instruct the Clerk to issue notices to quit to two tenants unless sufficient improvements are made before final inspection.**
- (ii) **Approve the quote for shed removal on CH allotments.**

(b) It was **RESOLVED to approve the Clerk’s CiLCA and Planning training costs.**

(c) The Accounts & Audit Working Party will meet to discuss the insurance renewal at 2pm on Wednesday, 26th June at the Oasis Centre.

(d) The Employment Committee will meet for its 6 monthly review at 3pm on Wednesday, 26th June at the Oasis Centre.

(e) The Rights of Way Working Party will meet at 6pm on Wednesday, 10th July at the Oasis Centre to prioritise Silver footpaths in need of cutting.

(f) New Website: It was **RESOLVED to approve the budget of £160 for a new design.** The new website to be built and run alongside the existing website for several months. It was agreed all members would research other sites for features to be included and provide input to the Working Party.

(g) Cllrs Mann and Parker to attend the Annual Presentation at Ludgvan School.

(h) Ludgvan LLCA; a brief report was given on the recent practical skills Workshop. Volunteers will now gather data until mid-July, to feed into the assessment, to be drafted for consultation by Penwith Landscape Partnership in September.

(i) A Community Chest application for £500 has been applied for. A concrete plinth is to be put in place to secure the proposed picnic table set at Long Rock beach.

LPC 941 Finance Report

It was **RESOLVED** that:

- (a) **the Payment Schedule totalling £4,315.60 (appended) be approved for payment and be duly signed by the Chairman;**
- (b) **receipts totalling £912.00 be noted;**
- (c) **the bank reconciliation be noted;**
- (d) **the budget monitoring report be noted.**

LPC 942 Neighbourhood Development Plan

- (i) The NDP Committee is aiming to present the Plan to Council at its July meeting for approval.
- (ii) Cllr Price-Jones to circulate a list of photographs with which to illustrate the Design Statement.
- (iii) No suitable land has been offered, following the Call for Land. CCLT has agreed to help locate land suitable for 15-20 houses.

LPC 943 Community Governance Review

- (i) St Erth: It was **RESOLVED** that the Working Party would meet with St Erth Parish Council's Working Party on Wednesday, 19th June at 7pm at the Oasis Centre to discuss a proposed boundary change.

Cllr Miucci left the meeting.

LPC 944 Exclusion of the Press & Public:

It was **RESOLVED** that: under Section 1 (2) of the Public Bodies (Admission to Meetings) Act 1960, it is proposed that, because of the confidential nature of the business to be transacted, the public and press be excluded from the meeting for the business specified in the following item:

A new Councillor application was considered. It was **RESOLVED** to thank the applicant for applying, but not to pursue matters further.

LPC 945 Highways

Cllr Elliott reported flooding of the A30 north-west of Strawberry Fields during recent heavy rains. Potential issues re flooding at Gitchell Lane onto the railway line remain unresolved despite assurances from Cormac.

LPC 946 Correspondence

None.

LPC 947 Agenda Items for Next Meeting

See LPC 938 (c) above, re hedgerow cutting.

Treasurers Account

Payments made between 20/05/2019 and 12/06/2019

Nominal Ledger Analysis									
Date	Payee Name	Reference	£ Total Amnt	£ Creditors	£ VAT	A/c	Centre	£ Amount	Transaction Details
21/05/2019	NEST Pension	DD06	76.91			4000	100	43.95	Employee contribution
						4030	100	32.96	Employer contribution
12/06/2019	Trevena Cross Nurseries	3201	-290.00		-48.33	4170	100	-241.67	Cancellation cheque Xmas Trees
12/06/2019	David Gallie	3241	160.00			4110	100	160.00	Internal Audit
12/06/2019	Simon Rhodes	3242	938.30			4460	150	288.75	St Paul's Cemetery maintenance
						4460	160	404.25	Crowlas Cemetery maintenance
						4400	140	187.55	Amenity Garden maintenance
						4120	130	57.75	CH allotments maintenance
12/06/2019	Ludgvan Community Centre	3243	120.00			4190	100	120.00	Annual Rental Storage Cabinet
12/06/2019	W D Dickens	3244	33.50			4120	130	33.50	CH allots tap repair
12/06/2019	Cornwall Assoc Local Councils	3245	150.00		25.00	4040	100	125.00	Cemetery Mgt Training
12/06/2019	Campaign Protect Rural England	3246	36.00			4090	100	36.00	Annual membership
12/06/2019	KPCM Display	3247	10.88		1.82	4120	130	9.06	CH Allots gate sign
12/06/2019	B E White	3248	286.00			4110	100	286.00	Finance support
12/06/2019	M Joan Beveridge	3249	1,445.90			4000	100	1,346.01	Clerk's salary
						4070	100	18.00	Office costs
						4070	100	4.03	Tel Calls
						4060	100	75.60	Mileage
						4070	100	2.26	Postage
12/06/2019	HM Revenue & Customs	3250	343.61			4000	100	220.58	PAYE
						4010	100	123.03	NI
12/06/2019	Zurich Municipal	3251	714.50			4100	100	714.50	Insurance
12/06/2019	Trevena Cross Nurseries	3252	290.00		48.33	4170	100	241.67	Xmas Trees - Cheque reissue
Total Payments:			4,315.60	0.00	26.82			4,288.78	

Signed by:
(Chair)

Dated: 12th June, 2019