

Ludgvan Parish Council

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Minutes – 11 November 2020

Minutes of the meeting of Ludgvan Parish Council held at 7.00pm on Wednesday 14 October 2020, a remote meeting held via Zoom.

Councillors present: R Mann (Chairman), M Parker (Vice-Chairman), N Badcock (from 7.25pm), A Branchett (from 7.11pm), S Elliott, J Munday, N Osborne, C Price-Jones, M Squire, M Taylor.

AGENDA NO.	AGENDA ITEMS
	<p>Chairman's Announcements – The Chairman welcomed all present to the meeting and advised that there would be additional agenda items, added in view of their urgency: Church Hill allotments (security/trespass) and Parish Christmas Trees 2020. These items to be considered during the agenda item: Clerk's Update Report. Also an additional report – Street trading renewal application – Mr Keith Davies – Layby on A30 near Ludgvan, Penzance, to be considered after the reports listed on the agenda.</p>
LPC131	<p>Apologies for absence – were received from Cllrs S Miucci, and L Trudgeon.</p>
LPC132	<p>Declarations of Interest</p> <p>Cllr Osborne declared an interest in LPC138(e): PA20/07846 – Land at Boskennal Farm Cottage, Ludgvan, Penzance TR20 8AR – Proposed erection of holiday lodge, as a relative, and was removed to the 'waiting room' facility in the Zoom meeting, for the duration of this item.</p>
LPC133	<p>To approve written requests for dispensation – None.</p>
LPC134	<p>Public Speaking</p> <p>The planning agent re PA20/07846, spoke in support of the application to be considered later in the meeting, setting out relevant planning considerations with respect to the application. Members questions were answered, confirming that the application referenced the Ludgvan Parish Design Statement.</p> <p>The applicant re PA20/06991, spoke in support of the application to be considered later in the meeting, noting that this was a slightly amended application, following the application considered at the October meeting of the parish council. He stated that the application sought to extend the domestic curtilage following previous building on the site, noting that the current application was not connected to a previous application last year. Members questions were answered regarding correspondence listed with the application documents online.</p>
LPC135	<p>Cornwall Councillor report</p> <p>Cllr Elliott reported on planning matters at Varfell Farm, noting that little could be said on this due to it being an active matter at Cornwall Council.</p>

	<p>Regarding the coast path, the European Funding has been lost, as agreement had not been secured with Marazion Town Council, St Aubyn Estates and the Cornwall Council ward member for Marazion. This was disappointing as there was an alternative option that Cllr Elliott had tried to put forward, and was continuing to request as a possible way forward. This means that the cycle route will go from Penzance to Marazion car park, but the section to Rose an Grouse would be lost – a low carbon transport option lost to residents of the parish, because a recreational route was not possible. Councillors or the Council might wish to write to C.Cllr Brown to call for alternative route/s to be considered.</p> <p>Cllr Elliott attended the Act of Remembrance at Ludgvan Church and found the knitted poppy display by the WI to be impressive and touching (2,500 knitted poppies).</p> <p>Councillors spoke in support of the local church and efforts to keep places of worship available for private prayer during the current lockdown period.</p>
LPC136	<p><u>Minutes of meeting of the council held on 14 October 2020</u></p> <p>Resolved – that the minutes of the meeting of the council, as above, having been circulated, be taken as read, approved and signed by the Chairman as a true and accurate record of the meeting.</p>
LPC137	<p>Clerk’s update report</p> <p>Members considered the report circulated prior to the meeting.</p> <p>Arising from the update report were the following items:</p> <ol style="list-style-type: none"> 1. Community Governance Review – Cllr Elliott reported that he had been unable to find a C.Cllr to second the parish council’s proposal. All recommendations had then been taken as one vote at Cornwall Council, and so he had felt compelled to vote in favour of the CGR as a whole proposal. It was noted that Canonstown will be fully in Ludgvan parish, and Rose an Grouse will fall within St Erth. This will affect the division member boundaries, to be considered by the Electoral Commission. 2. Longrock Memorial Hall – the clerk updated that the solicitor had been appointed, and that the next step was to receive the papers from the current Chairman of the Trustees, to be collected when he had sorted through and removed old/obsolete paperwork. Cllr Branchett advised that he would remove and store the memorial boards when he could arrange with the Trustee Chairman to borrow the key. 3. Website Accessibility – Cllr Elliott will set up Cllrs Osborne and Parker as website editors and give training to enable the accessibility update work to be carried out. 4. Allotment security – the clerk advised that there had been thefts from plots and greenhouses reported. Cllr Price-Jones offered to draft advice which could be sent to all plot holders. 5. Parish Christmas Trees 2020 – Resolved to purchase Christmas Trees for the usual locations, The Star (Crowlas), Mount View (Longrock) (Cllr Branchett to confirm), and Lelant Downs. The intention was to purchase at a cost similar to previous years.

LPC138	Planning Applications	
	(a)	<p>PA20/08765 – The Lodge, Nancledra, Penzance TR20 8LQ – Construction of two storey extension, replacement of single storey elements, alteration to roof structure, general refurbishment and associated works.</p> <p>Resolved – that the council objects to the application: no design statement, does not comply with the Ludgvan NDP and Ludgvan Design Statement, Cornwall Council Sustainability Building Guide should be followed, and concerned at the significant size of the proposed development in an AONB.</p>
	(b)	<p>PA20/09157 – Cornwall Council Offices, Penwith Business Centre, Long Rock – Change of use of Cornwall Council land at Longrock Industrial Estate to Transport Hub for Cornwall Council. The Transport Hub is provided by Cornwall Council to provide bus parking, cleaning, fuelling and driver facilities to support Cornwall Council’s 8 year bus service contract which commenced in April this year. Accordingly, the buildings on site are temporary site cabins and the use will be reviewed at the end of the 8 year contract period.</p> <p>Members questioned the plans, noting that the accommodation pods for homeless people were not shown on the plans. Cllr Elliott reported that the pods are behind the Cormac offices, and that the proposed transport hub was at the ‘McDonalds’ end of the site. The site is already being used through necessity, for drivers’ welfare facilities and refuelling.</p> <p>Resolved – that the application be supported, provided that adequate environmental controls are in place, full consultation to be carried out with residents at Chy an Mor, and relevant agencies, and the appearance of the site to be improved through landscaping if possible.</p>
	(c)	<p>PA20/09063 – Former South West Water Pump Station, Rospeath Lane, Crowlas – Amendment to previously approved design to allow for additional customer vehicle storage (PA20/06142)</p> <p>Resolved – that the application be supported, provided that the trees on site are kept, and request that the areas of Rospeath Lane to be vacated to be tidied when no longer used for parking.</p>
	(d)	<p>PA20/09023 – Tregarthen Cottage, Tregarthen, Long Rock TR20 8YH – Erection of a two storey extension and increase in residential curtilage with variation of condition 2 in relation to decision notice PA19/08198</p> <p>Resolved – no objection.</p>
	(e)	<p>PA20/07846 – Land at Boskennal Farm Cottage, Ludgvan, Penzance TR20 8AR – Proposed erection of holiday lodge.</p> <p>Cllr Osborne declared an interest in this item, as a relative, and was removed to the ‘waiting room’ facility in the Zoom meeting, for the duration of this item.</p> <p>Resolved - application supported.</p>

	<p>(f) PA20/06991 – Gonew View, Lelant Downs, Hayle TR27 6NK – Certificate of Lawfulness for the retention of land for domestic purposes in association with the residential property known as Gonew View.</p> <p>It was noted that there had been correspondence received in relation to the approach of the council regarding this application.</p> <p>Resolved - that the parish council requests that the application be called in to be considered by the relevant committee or panel at Cornwall Council.</p>
LPC139	<p>Caravans at Longrock</p> <p>Members considered complaints at siting of caravans at Longrock. It was stated to be an eyesore, and there were concerns that people may be living there with possible welfare and environmental issues. There had been a recent count of 13 caravans and campervans.</p> <p>Cllr Elliott reported that he had spoken to Highways enforcement. Evidence of untaxed vehicles could be reported to the DVLA. Caravans, unhitched, on the highway could be removed and this could be actioned by Highways. The parish council could ask for parking restrictions along the at area, but this would impact on parking for local residents. There were concerns that vehicles could be at risk in this location, with a caravan having been hit by a delivery vehicle.</p> <p>The Clerk was asked to circulate to cllrs possible ways of seeking advice for those who might be living in the vehicles.</p>
LPC140	<p>Caravans at Varfell Farm</p> <p>Following concerns from local residents at proposed caravans for seasonal workers at Varfell Farm, Cllr Elliott reported:</p> <p>It appeared that there was extant permission for numerous caravans on site, if adhering to the conditions attached to previous planning applications, although one of the permissions runs out on 20 November.</p> <p>It has been rumoured that there could be 60 caravans with up to 6 people per caravan. It is thought that workers will be working in farms across Cornwall, as far as Newquay, and will be ferried in minibuses.</p> <p>Covid restrictions enable seasonal workers to be brought into the UK for edible crops, and so this is another consideration. It was not thought that local workers had been considered, despite the potential for local people to be out of work due to covid and likely seeking work.</p> <p>Planning enforcement is looking into the matter.</p> <p>Cllr Elliott continues to put questions to the management of Varfell Farm, and requesting that they carry out full consultation.</p> <p>A potential 540 people living next to the Longrock roundabout would have no supporting community infrastructure and was of great concern to local residents.</p> <p>Resolved – that the parish council supports C.Cllr Elliott’s efforts to seek answers to questions and full consultation from the Varfell Farm management and will write to Cornwall Council planning to express concern at the proposed number of caravans, potential</p>

	environmental impact and the housing of up to 540 workers with minimal and inadequate infrastructure, and lack of consultation.
LPC141	<p>Long Rock public toilets</p> <p>The Community Link Officer has been unavailable but it is hoped that there will be an update to the next meeting.</p>
LPC142	<p>Longrock Memorial Hall</p> <p>Noted that this was covered in the clerks update report.</p>
LPC143	<p>Potential funding for Longrock Industrial Estate – Re-opening High Streets</p> <p>Resolved – to submit the funding application, as drafted.</p>
LPC144	<p>Traffic survey update</p> <p>Cllr Price-Jones reported that the survey work was on hold due to current lockdown restrictions but that volunteers continued to be sought. It was suggested that a speed camera could be hired to carry out speed check information. Cllr Price-Jones agreed to ask the police if they could support a speed camera speed check, to gather evidence.</p>
LPC145	<p>Potential to re-open a railway station for Marazion/Longrock</p> <p>Members noted the report circulated prior to the meeting. Cllr Munday reported that at the site meeting the representatives from Cornwall Council and Network Rail had been enthusiastic about the potential to re-open a railway station at Marazion. A survey of railway lines in Cornwall was due to be carried out.</p> <p>It would help to move the initiative forward by involving the MP and asking that he applies to the 'Ideas Fund', noting that there would need to be local finance into the project which would need to be sourced, perhaps through s.106 funding from local developments. It might be necessary to bring areas of land into use for a new station area.</p> <p>Cllr Mann reported that Marazion Town Council were supportive of the initiative.</p> <p>Resolved – that the report be noted, and that Derek Thomas MP be requested to apply for the 'Ideas Fund' (Department for Transport funding), and that Marazion Town Council be advised of the agreed course of action.</p>
LPC146	<p>Joint working with Marazion Town Council</p> <p>Cllrs Mann and Elliott reported on the recent joint meeting with Marazion Town Council which had been positive, and a good start to working together with them. It was noted that another meeting would be held in the next few weeks.</p> <p>Resolved – that the update report and joint meeting be welcomed, and that further meetings with Marazion Town Council be scheduled.</p>
LPC147	<p>Parish Design Statement update</p> <p>Cllr Price-Jones advised that he would update at a future meeting.</p>
LPC148	<p>Affordable housing update</p> <p>Cllr Price-Jones reported that Cornwall Community Land Trust had put in an offer on land which had proved unaffordable, and so a new site was being considered.</p>

LPC149	<p>Request for repair of bench – Longrock</p> <p>Cllr Mann advised that he would report further at a future meeting. It was suggested that the family member could apply for a grant towards a replacement bench.</p>																																							
LPC150	<p>Street trading renewal application – Mr Keith Davies – Layby on A30 near Ludgvan, Penzance</p> <p>There was concern at the location on the A30, not considered to be a suitable place for street trading. Concern too at sale of wooden ducks during covid restrictions. A Highways England layby should be used for lorry driver rests and other A30 traffic uses.</p> <p>Resolved – that the parish council lodges an objection to the street trading renewal, on grounds of highway safety on a trunk road and the need for lorries to be able to park before deliveries in the Penzance area (being the last layby before Penzance).</p>																																							
LPC151	<p>Schedule of Payments</p> <p>Resolved – that the payments set out in the schedule be approved for payment.</p> <table border="1" data-bbox="325 775 1409 1700"> <thead> <tr> <th data-bbox="325 775 659 831">Payee</th> <th data-bbox="659 775 1074 831">Purpose</th> <th data-bbox="1074 775 1409 831">Amount payable</th> </tr> </thead> <tbody> <tr> <td colspan="3" data-bbox="325 831 1409 887"><i>Online bank payments:</i></td> </tr> <tr> <td data-bbox="325 887 659 981">Simon Rhodes, Garden & Grounds Care</td> <td data-bbox="659 887 1074 981">Removal to recycle 2 oil drums from allotment CH33</td> <td data-bbox="1074 887 1409 981">£20.00</td> </tr> <tr> <td data-bbox="325 981 659 1075">Simon Rhodes, Garden & Grounds Care</td> <td data-bbox="659 981 1074 1075">Sextant duties at St Paul's cemetery</td> <td data-bbox="1074 981 1409 1075">£145.00</td> </tr> <tr> <td data-bbox="325 1075 659 1131">Viking</td> <td data-bbox="659 1075 1074 1131">Stationery / office supplies</td> <td data-bbox="1074 1075 1409 1131">£53.18</td> </tr> <tr> <td data-bbox="325 1131 659 1187">Cornwall ALC</td> <td data-bbox="659 1131 1074 1187">Training – code of conduct</td> <td data-bbox="1074 1131 1409 1187">£24.00</td> </tr> <tr> <td data-bbox="325 1187 659 1281">Simon Rhodes, Garden & Grounds Care</td> <td data-bbox="659 1187 1074 1281">New gate, Church Hill allotments</td> <td data-bbox="1074 1187 1409 1281">£136.00</td> </tr> <tr> <td data-bbox="325 1281 659 1337">L Dowe</td> <td data-bbox="659 1281 1074 1337">Clerk's salary (October)</td> <td data-bbox="1074 1281 1409 1337">£1,492.96</td> </tr> <tr> <td data-bbox="325 1337 659 1393">L Dowe</td> <td data-bbox="659 1337 1074 1393">Clerk's expenses (October)</td> <td data-bbox="1074 1337 1409 1393">£60.20</td> </tr> <tr> <td data-bbox="325 1393 659 1449">HMRC</td> <td data-bbox="659 1393 1074 1449">PAYE Tax & NI (October)</td> <td data-bbox="1074 1393 1409 1449">£0</td> </tr> <tr> <td colspan="3" data-bbox="325 1449 1409 1505"><i>To be paid by Direct Debit:</i></td> </tr> <tr> <td data-bbox="325 1505 659 1599">NEST Pension scheme</td> <td data-bbox="659 1505 1074 1599">Pension contribution (October)</td> <td data-bbox="1074 1505 1409 1599">£99.22</td> </tr> <tr> <td data-bbox="325 1599 659 1700">South West Water</td> <td data-bbox="659 1599 1074 1700">Water – Church Hill allotments</td> <td data-bbox="1074 1599 1409 1700">£281.09</td> </tr> </tbody> </table>	Payee	Purpose	Amount payable	<i>Online bank payments:</i>			Simon Rhodes, Garden & Grounds Care	Removal to recycle 2 oil drums from allotment CH33	£20.00	Simon Rhodes, Garden & Grounds Care	Sextant duties at St Paul's cemetery	£145.00	Viking	Stationery / office supplies	£53.18	Cornwall ALC	Training – code of conduct	£24.00	Simon Rhodes, Garden & Grounds Care	New gate, Church Hill allotments	£136.00	L Dowe	Clerk's salary (October)	£1,492.96	L Dowe	Clerk's expenses (October)	£60.20	HMRC	PAYE Tax & NI (October)	£0	<i>To be paid by Direct Debit:</i>			NEST Pension scheme	Pension contribution (October)	£99.22	South West Water	Water – Church Hill allotments	£281.09
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LPC152	<p>Finance report and bank reconciliation</p> <p>Resolved – that the reports be received and noted.</p>																																							
LPC153	<p>Correspondence</p> <p>Growing Links and Food for Families had been forwarded the email giving notice of a grant funding opportunity to support people in need of support due to restrictions, job losses, etc due to covid-19.</p>																																							

LPC154	<p>Agenda items for a future meeting</p> <p>Budget – next meeting – circulate beforehand and invite suggestions/ comments. (include a budget line for ‘Welcome to Ludgvan’ road signs.</p> <p>Potential to produce a parish newsletter (could be funded or part-funded by advertising, and has the potential for community contributors) – Cllr Elliott</p> <p>Litter bin for road (Roundabout Garage to Newtown Roundabout)</p>	
	Meeting closed: 9.03pm	Signed by Chairman:

DRAFT