

MINUTES of a MEETING of ST AUSTELL BAY PARISH COUNCIL held on THURSDAY 22 MARCH 2018

Present: Cllrs Bill Leach (Chairman), Linda Lang, Sue Leach, Trudy Reynolds, Dave Nicklin, Sue Osbrink

In attendance: Cllr Tom French CC; Julie Larter (Clerk); 9 members of the public.

(17/183) Apologies for Absence

Apologies were received from Cllr Neill and PCSO Julie Carpenter.

(17/184) Minutes of a meeting of the Parish Council held on 22 February 2018

It was **RESOLVED** that the minutes of the meeting held on 22 February 2018 be signed as an accurate record of the meeting.

(17/185) Matters to Note

The Clerk reported that she continues to liaise with Cornwall Council over the Regatta Field and is trying to ascertain timescales. The Regatta Committee has prioritised the work – the new swings and pirates lair will be the first priority, but planning permission will be needed for the pirates lair. It has been confirmed that there is further s106 funding available giving a total £79,000.

The Clerk said that she has asked Cllr French to pursue the replacement Porthpean railings with the Highways Manager as the matter has been dragging on for so long.

A response regarding outstanding highways matters has been received from the Highways Manager. She apologised for the delay in the removal of the redundant signs in Charlestown as this was a low priority but she will try to get them removed shortly. The temporary barriers in Duporth Road will remain for the time being but should be replaced in the forthcoming financial year. The temporary barriers around the trees in Charlestown Road will remain as a safety precaution because the roots pose a trip hazard. The Council is keen to retain street trees.

The Clerk reported that she has received a complaint about the lack of white lines on Charlestown Road and has been told again that this is a low priority unless it is a safety issue, but they will inspect.

Complaints have also been received about the overgrown hedge from Mill Lane – Ardenconnel. The Clerk reported that she has spoken to Wainhomes who have promised to get the hedge cut and has asked Cormac to scrape the pavement as there are small trees growing out of it. The Clerk has received an update on South West Water's work in Charlestown which progressing well, they had hoped to have excavation work completed last week, but this was delayed because of the weather and hard rock which has made excavation difficult. This should be completed this week. Work should have started on Monday in the car park and this should be completed on 12 April.

Patrick Gribbin from St Austell Brewery has confirmed that the acoustician assessed the Harbourside as arranged on 17 March but he has yet to see the report but has promised to let the Clerk know the outcome.

(17/186) Declarations of Interest on Items on the Agenda

There were no declarations of interest.

(17/187) Chairman's Announcements

The Chairman said that a working party has been working on 2 documents relating to the lack of enforcement on Charlestown Chapel and the Lovering Clay Dry. The intention had been to make a complaint to the Ombudsman, but it was discovered that parish councils cannot complain to the Ombudsman and their only option is to go through Cornwall Council's complaints procedure which the Parish Council felt is inappropriate. The working party met with Steve Double MP on 16 March. Mr Double is arranging a site meeting with Cllr Sue James, Cornwall Council's Portfolio Holder for Environment and Public Protection and two parish councillors. If this proves unproductive, Mr Double will invite a Government Minister to attend a site visit. Individuals can complain to the Ombudsman and Mr Tombs is keen to take this route but would prefer other residents to sign the complaint in addition to him. The Clerk is to make a copy of the documents available for viewing in the small meeting room and these will be available for residents to view during Post Office opening hours.

The Chairman then went on to say that at the request of the owner of Charlestown harbour, a meeting was held on 20 March with Mr and Mrs McCarthy, Kylie Lambert (Architect) and councillors. Mr McCarthy needs to find an income stream in order to regenerate the harbour and has some ideas. It was agreed that the Parish Council would display plans in the meeting room which will be open to the public on 10 and 12 April between 0900 and 1600. The agent and architect will be available on 12 April between 1900 and 2000 to answer questions and residents will be encouraged to write their comments down. The Chairman said that residents' views were very important and would give councillors a steer when they have planning applications to consider.

(17/188) Public Participation

No members of the public wished to speak.

(17/189) Planning Applications and Related Matters

(a)

(i) PA18/01474 – 92 Charlestown Road: Construction of two storey rear extension and slate hanging of first floor on the front elevation

It was **RESOLVED** that the Clerk should respond to the Planning Authority (Cornwall Council) stating that the Parish Council objects to the application in its current form and would ask the applicant to consider a single storey extension which would be less intrusive to neighbours.

(ii) PA18/01787 – Porthpean Outdoor Education Centre: Remove one existing camping village (leader hut and tents) and replace with camping pods. Remove four existing leader huts and replace with camping pods. Install new fibre glass caving experience facility by the barn

It was **RESOLVED** that the Clerk should respond to the Planning Authority (Cornwall Council) stating that the Parish Council supports this application.

(iii) PA17/07933 – Land at Holmbush Road: Application for Reserved Matters following approval at Appeal of Outline Planning PA13/09195 – APP/D0840/A14/2223630 for mixed use development to include 189 residential units, employment floor space (B1a and b), family restaurant/public house (A4), creation of vehicular access arrangements and internal road layout, car parking, open space, landscaping, services and infrastructure and all associated development (the reserved matters for which approval is being sought is appearance, landscaping, layout and scale)

The Parish Council had no comments to make on this application, but Cllr French outlined a complaint he has made to Cornwall Council's Head of Affordable Housing, expressing his concern at the permitted reduction in affordable homes on the site from 40% to 25%. The

Clerk was asked to write to the Affordable Housing officer to express the Parish Council's displeasure also.

(b) The current situation regarding the following planning applications was noted:

(i) PA18/00046 and 00047 (LBC) – Harbourside Inn: Application for Consent to display advertisements namely the siting of 1 x non-illuminated set of individual letters; 1 x externally illuminated DTM printed wood effect inset panel to existing frame; 2 x non-illuminated amenity boards with 3D frame and DTM wood effect panel and 1 x non-illuminated external poster frame to hold A2 posters. Application approved.

(ii) PA18/00019 and 00020 (LBC) – Pier House Hotel: Advertisement Consent for 1 x externally illuminated projection sign, 2 x non-illuminated disclaimers, 4 x non-illuminated hand painted text direct to building, 2 x non-illuminated wall mounted chalkboards. This application has been approved. Application approved.

(iii) PA18/00887 and 00888 (LBC) – Pier House Hotel: Installation of new solid fuel stove and flue. This application is likely to be approved in the next few days.

(iv) PA17/11421 and 422 (LBC) – Wreckers, Charlestown Road: Proposed glass box extension to property. The Planning Officer is currently on leave and the Clerk was unable to obtain an update.

(v) PA17/10029 – Salamander, Quay Road: Extension to existing residential property to provide additional holiday let including demolition of modern conservatory (Amended plans). The Planning Officer is currently on leave and the Clerk was unable to obtain an update.

(vi) PA17/08771 - Charlestown Chapel: Listed Building Consent for the conversion of the Sunday School to 3 residential apartments (replacement of roof and other minor amendments to approved applications PA13/05121 and 122)

The Clerk reported that the applicant has submitted further plans, mainly in relation to the roof; where steels can and can't go and the windows. The Planning Officer, Conservation Officer and an officer from Historic England have met and have drafted a set of condition, should permission be granted. The Conservation Officer is drafting a method statement to speed things up. The Planning Officer is looking at conditioning erection of scaffolding within the next 3 months and seeing if there is any Urgent Works that need actioning. The Planning Officer feels that progress is being made.

(c) To receive an update on the following enforcement matters:

(i) Charlestown Chapel

The Clerk reported that the Enforcement Officer is working closely with colleagues in planning and he has suggested conditions that should be attached to any granting of permission which will demonstrate the applicant's commitment to developing the site.

(ii) The Longstore

The Clerk reported that this case is still with the Appeals team.

(17/190) Neighbourhood Development Plan

Cllr Lang reported that 3 drop in sessions have been held and there was a positive atmosphere at each one. There was lots of interest and comments. Cllr Sue Leach is currently analysing the comments which will contribute to the formation of the Plan. The planned consultations

with schools has been delayed but it is hoped to get into Charlestown and Penrice schools after Easter holiday. The initial grant money has covered all the money spent so far and a new grant application has to be submitted by 14 April.

Cllr French was asked to draw the winner of the raffle. Janice Robinson from Duporth won the £25 cash prize.

Advertisements to fill vacancies for non-councillor members of the Strategic Group have been put up on the noticeboards in Duporth, Porthpean and Trenarren.

(17/191) Devon and Cornwall Police Report

The Clerk read PCSO Carpenter's report - 2 crimes were reported between 17 February and 17 March - 1 theft and 1 assault resulting in actual bodily harm.

(17/192) Cornwall Councillor's Report

Cllr French reported that he has attended Cornwall Council's briefing on Universal Credit. Universal Credit has been introduced in east Cornwall and 97% of payments have been on time which was pleasing. Cllr French reported that he has also attended a Cornwall Council briefing on anti-social behaviour and there has been a reduction in the number of ASB complaints in the St Austell and Clay area - there number is probably less than the public's perception. Last month Cllr French reported that he had contacted Cornwall Council about the cliff fall adjacent to Salamander. Engineers have looked at this area and are content that there is no risk to the South West Coast Path at the present time but they have pointed out that there are insufficient warning signs. Signage is the responsibility of landowners and he will contact Square Sail.

Mr Fox asked whether the developers of the Duporth over 55's site would be using Manor Farm Road. Cllr French stated that the plan is to use Bay View Road which has not yet been adopted by Cornwall Council and any damage caused to it by construction work to Acorn Blue's development would have to be remedied prior to adoption.

(17/193) Highways Matters

The Chairman said that he has reported the large pothole at the top of Charlestown Road to Highways. He also said that a meeting was being arranged with Helen Nicholson to discuss the Community Network Panel's Highways scheme. The Chairman said that the main priority of the Parish Council would be double yellow lines at the corner of Duporth Road. Cllr French said that as well as this his priority would be yellow lining near the hospital.

Cllr Osbrink left the meeting at 7.05 pm

(17/194) Financial Matters

(a) Members reviewed the Asset Register and considered insurance renewal quotations. It was **RESOLVED that the Council should renew with Aviva through Came & Company and they were content that it provided appropriate and sufficient cover.** The Clerk was asked to obtain professional valuations of The Pattern Hall and the toilet block.

(b) Subscription

Members considered whether to renew the Council's subscription to the Campaign to Protect Rural England and it was **RESOLVED not to renew at the present time.**

(c) The following payments were authorised and current bank balances noted:

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| DD | SWW | Toilets | £72.76 |
| DD | SWW | Hall | £25.50 |
| DD | BT | Telephone | £45.04 |
| DD | Cornwall Council | Business Rates (toilets) | £72.00 |
| DD | E-On | Electricity for hall February | £294.41 |
| DD | SSE | Electricity for toilets Nov - Feb | £60.64 |
| SO | Cornwall Pension Fund | EE and ER contributions | * |
| 000758 | ITEC | Photocopy charges | £25.75 |
| 000759 | Cornwall ALC | Being a Better Employer training | £30.00 |
| 000760 | Cancelled | | |
| 000761 | Complete Business Solutions | Shredder | £250.44 |
| 000762 | Lyreco | A frame, flip chart stand, stationery and cleaning sundries | £587.31 |
| 000763 | RAP Industries | Bags for display board frame | £38.40 |
| 000764 | Porthpean Golf Club | NDP drop in | £72.80 |
| 000765 | Steve Pitcher Property Services | Replacement doors for public toilets | £1,500.00 |
| 000766 | Fowey Systems | Call out and labour for faulty fire alarm system | £102.00 |
| 000767 | SLCC | Community Governance course fees | £890.00 |
| 000768 | Mrs S J Leach | Reimbursement for refreshments for NDP drop-ins | £23.45 |
| 000769 | K Carter | March salary | * |
| 000770 | B Reynolds | March salary | * |
| 000771 | R Rodrigues | March salary | * |
| 000772 | Mrs J Larter | March salary Expenses | * £148.02 |
| 000773 | HMRC | PAYE/NI collected Jan - March | * |
| 000774 | Complete Business Solutions | Shredder bags and oil sheets | £42.50 |
| 000775 | Came & Company | Insurance renewal premium | £838.34 |
| 000776 | Cornwall signs | Signage for hall | £87.00 |

*publication of salary payments is excluded under the Data Protection Act

(17/195) Meetings/Training Attended

26 February, 3 and 15 March – NDP Drop in

9 March – Clerk attended GDPR training – report appended to agenda. Cllr Osbrink is to attend a training session on 3 May and she and the Clerk will liaise afterwards to ensure compliancy

10 March – Cllrs Osbrink, Nicklin and the Clerk attended the re-opening of The Pier House Hotel

16 March – Chairman, Cllr Neill together with Mr Tombs, Mr Wharton and Mr Clarke met with Steve Double MP to discuss concerns over enforcement cases in Charlestown

20 March – Chairman, Cllrs Leach, Neill and Nicklin together with the Clerk met representatives from Square Sail to discuss plans for Charlestown

(17/196) Parish Councillor Vacancies

(a) Duporth ward

It was **RESOLVED** to co-opt Steve Morris to fill the Duporth vacancy. The Chairman thanked Mr Morris for all his work in setting up and Chairing the Duporth Community Interest Company.

(b) Charlestown ward

The Clerk reported that 10 electors have petitioned Cornwall Council for an election which will take place on 26 April, if contested. Nomination papers are available from the One Stop Shop and must be returned by 28 March. The Clerk said that the likely cost to the Parish Council was in the region of £400 if the seat is uncontested or £3,000 if it is contested.

(17/197) Correspondence

A list of correspondence had previously been circulated and the following correspondence was received after publication of the agenda:

- Invitation from Cornwall Council to complete a sugar survey and giving details of Cornwall Council’s plans to make Cornwall a “Sugar Smart County”
- Email from The Crown Estate informing that they are considering offering rights to extract tin and other minerals under and on the seabed
- Details of the rescheduled St Austell Place Story – Cllr Nicklin to attend
- Letter of thanks from the Chairman of the Church Hall Trustees thanking the Parish Council for offering to pay the annual maintenance charge for a defibrillator

(17/198) Dates for the Diary

5 April – NDP Strategic Group Meeting 5.00 – 6.30pm

10 and 12 April – Exhibition of Square Sail’s plans for the harbour 0900 – 1600 for viewing only and 1900 – 2000 on 12 April when the agent and architect will be in attendance

(17/199) Dates of Future Meetings

19 April (to be preceded by The Annual Parish Meeting), 17 May, 21 June, 19 July, 23 August (if required), 20 September, 18 October, 22 November, 20 December

The meeting closed at 7.16 pm

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Chairman

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Date