

# ST MAWGAN-IN-PYDAR PARISH COUNCIL

The **Meeting** of the **Parish Council** will be held at **Mawgan Porth Village Hall** on **Wednesday 14<sup>th</sup> December 2022** commencing **6.30pm**

## AGENDA & SUMMONS

**Members of the Public & Press are welcome to attend.**

221/22		<p><b>To note those present and to receive any apologies:</b> Chair, L McKenzie, D Carter (vice), W Corbett, G Williams, L Mosley, K Mullard, C Tyson &amp; J Latham.</p> <p><b>In attendance:</b> Angela Hayne, Clerk. Cornwall Councillor Paul Wills and 0 members of the public.</p> <p><b>Apologies received:</b> Cllrs S Karkeek and J McLuskie. <b>Not received from:</b> Cllr C Mann.</p>
222/22		<b>Members' interests</b>
	a	To receive declarations of interest from Members relating to items on the agenda: Cllr L McKenzie 8c(i) and 8c(ii), Cllr G Williams 8b(vii), Cllr K Mullard 8 b(v).
	b	To consider written requests for dispensations or interests (if any). None
	c	To receive written statements from members expressing interests in an agenda item. Cllr K Mullard in respect of <b>PA22/07606</b> Chyvounder: amended plans. Statement circulated prior to meeting. Noted.
223/22		<b>Notice of Vacancy in Office of Councillor Mawgan Ward</b> - to announce vacancy be filled by co-option on 4 <sup>th</sup> January.
224/22		<b>To receive oral or written reports, and authorise any action</b>
	a	Police Report from PCSO Anita Parry – non available due to issues with IT system.
	b	Cllr Paul Wills (circulated prior to meeting). Report uploaded to website.
	c	Clerk (circulated prior to meeting). To note January meeting a week earlier 4 <sup>th</sup> January at Mawgan Porth Village Hall commencing 6.30pm. All other noted within Working Groups
225/22		<b>Public Participation</b> - This item will last no longer than 10 minutes (unless agreed by the Chair) and refers to items on the agenda.
	i	Lisa Solley, Agent in respect of 8b(iv) Oceanside – written statement received in absence due to ill health and circulated prior to the meeting. Noted.
226/22		<b>Minutes of the Parish Council Meeting</b>
	i	To Resolve that the Minutes of the meeting held on <b>9<sup>th</sup> November 2022</b> are an accurate record and duly signed by the Chair. Proposed by Cllr W Corbett and seconded by Cllr K Mullard and it was <b>resolved</b> to approve. Cllr L Mosley abstained as he was absent from the last meeting.
227/22		Budget & Precept setting 2023/24 –
	i	to approve expenditure budget as circulated. Proposed by Cllr W Corbett and seconded by Cllr L Mosley and it was <b>resolved</b> to approve.
	ii	to agree the precept for 2023/24. Proposed by Cllr L Mosley and seconded by Cllr G Williams and it was <b>resolved</b> to set the precept at £43,700 equalling a Band D Council Tax 2023/24 of £72.88 an increase of £4.31.
228/22		<b>PLANNING</b>
	a	Pre-App Consultation in accordance with Local Council protocol. None.
	b	Planning - new applications – to discuss and decide on response to Cornwall Council.
	i	<b>PA22/09528</b> Applicant: Mrs Davina Whiteoak. Proposal: Retrospective Change of Use from ancillary/annex accommodation to holiday let with addition of veranda to building. Location: The Cabin Trevedras Farm St Mawgan TR8 4HE. Proposed by Cllr L McKenzie and seconded by Cllr L Mosley and it was <b>resolved</b> to object.

	ii	<b>PA22/10104</b> Applicant: Adam Chippindall. Proposal: Works to trees in a Conservation Area, namely, removal of an apple tree and replant with other trees. Location: Trevean Lanvean St Mawgan TR8 4EY. To defer decision to the Cornwall Council Tree Officer.
	iii	<b>PA22/09694.</b> Applicant Mr Laurence Delamar. Proposal: Outline application for the demolition of existing dwelling and erection of new dwelling on stilts with all matters reserved. Location: Silver Sands Mawgan Porth Hill Mawgan Porth. Application <b>WITHDRAWN</b> prior to meeting.
	iv	<b>PA22/10128.</b> Applicant C Vickery and L Watts. Proposal: Replacement dwelling with new access, associated landscaping and external works. Location: Oceanside Bungalow Tredragon Road Mawgan Porth. Proposed by Cllr L Moseley and seconded by Cllr G Williams and it was <b>resolved</b> to object.
		<b>Cllr K Mullard left the meeting at this juncture</b>
	v	<b>PA22/07606</b> Chyvounder. Amended Plans. Proposed by Cllr W Corbett and seconded by Cllr D Carter and it was <b>resolved</b> to maintain previous objection.
		<b>Cllr K Mullard returned to the meeting</b>
	vi	<b>PA22/10377.</b> Applicant: Mr A Barton. Proposal: Application for Permission in Principle for the construction of up to 9 dwellings. Location: Land South East Of Trenance Cottages Trenance Mawgan Porth TR8 4BY. Proposed by Cllr W Corbett and seconded by Cllr G Williams and it was <b>resolved</b> to object.
		<b>Cllr G Williams left the meeting at this juncture</b>
	vii	<b>PA22/10430.</b> Applicant: Mr Chris Williams. Proposal: Conversion of part of barn to two dwellings (Class Q). Location: Barn South East Of Retorrick Mill St Mawgan Cornwall TR8 4BH. Proposed by Cllr L McKenzie and seconded by Cllr W Corbett and it was <b>resolved</b> to raise the query of former equine use as meeting relevant class Q criteria to the Case Officer.
		<b>Cllr G Williams returned to the meeting</b>
	c	To consider planning applications received before meeting
		<b>As items c i &amp; ii were not discussed as extensions of time were granted until 5<sup>th</sup> January, it was not necessary for the Chair to leave the meeting for the following items.</b>
	i	<b>PA22/10549.</b> Applicant: Acorn Property Group. Proposal: Redevelopment of site for a mixed-use scheme comprising 24no. dwellings and 2no. commercial buildings and associated works. Location: The Creamery, Trevarrian TR8 4AH Extension of time granted for comment. Deferred to January 4 <sup>th</sup> meeting. Public meeting for Trevarrian residents was confirmed for 3 <sup>rd</sup> January 2023.
	ii	<b>PA22/05145.</b> Applicant: Mr & Mrs M Sterling. Proposal: Residential conversion of farm building to form one dwelling without compliance with condition 1 of PA20/11407 dated 16/02/2022 Location Gluvian Farm Road from Mawgan Porth Hill To Mawgan Porth Holiday Park Mawgan Porth. Deferred until 4 <sup>th</sup> January.
	d	To note Advice and Decisions by Cornwall Council:
	i	<b>TPO PA22/01613/PRE.</b> Advice Given. Noted.
	ii	<b>PA22/08703 APPROVED</b> Applicant: Mr and Mrs Cotterell. Proposal: Demolition of an existing dwellinghouse and outbuilding and replace with a dwellinghouse and garage. Location: Coastmans Nest Trenance Mawgan Porth TR8 4BY. Noted.
	iii	<b>PA22/09756 APPROVED</b> Applicant: Mr and Mrs Upton. Proposal: Non-material amendment in relation to decision notice PA21/12699 dated 29/09/2022 for: 1. Adjusting the pedestrian and vehicle access positions to the site and 2. Adjusting the lower ground floor courtyard garden boundary wall position. Location: Bob Tails Trenance Mawgan Porth TR8 4DE. Noted.
	iv	<b>PA22/07116 APPROVED</b> Applicant: Miss Emma De-La-Hunty. Proposal: Proposed access and off-street parking provision. Location: Shackleton House Access To Council Houses Carloggas St Mawgan TR8 4EQ. Noted.
	v	<b>PA22/09303 APPROVED</b> Applicant: Mr and Mrs R Skinner. Proposal: Demolition of dwelling and erection of detached dwelling without compliance of condition 1 in relation to decision notice PA20/08654 dated 03.12.2020. Location: Waylea Trenance Mawgan Porth Newquay Cornwall TR8 4DA. Noted.

	vi	<b>PA22/02046 REFUSED</b> Applicant: Mr F Green. Proposal Construction of 3 dwellings. Location: Land To The North Of The Seavista Hotel Mawgan Porth. Noted.
	vii	<b>PA22/07757 WITHDRAWN</b> Applicant: Mr Nigel Curry. Proposal: Proposed tree house style holiday let with 2 associated parking bays. Location: The Hideaway Access To Trenance Estate Trenance Mawgan Porth TR8 4DB. Noted.
		<b>The following decisions were received after the agenda was published.</b>
	viii	<b>PA22/04187 APPROVED</b> Applicant: Mr Will Howard. Proposal: Extension and restoration of cottage. Location: Lanvean Cottage Lanvean St Mawgan TR8 4EY. Noted.
	ix	<b>PA22/01875/PRE Closed - advice given Applicant:</b> Luke Hambly. Proposal: Do I Need Enquiry for cafe/swimming pool building to have Solar Panels installed on the roof. Location:- The Park Mawgan Porth TR8 4BD. Noted.
	x	<b>PA22/05575 WITHDRAWN</b> Applicant: Mr Peter O'Shea. Proposal: Construction of agricultural storage shed. Location: Land North West Of Lower Lanherne St Mawgan TR8 4HH. Noted.
	e	To note Advice and Decisions by Cornwall Planning Committee
	i	See 8d(iv) above.
	f	To note Advice and Decision by Planning Inspectorate
	i	<b>APP/D0840/W/22/3292318.</b> Proposal: Demolition of stables and replacement with holiday unit. Location: Higher Parsonage, Road from Lanvean to Trevenna Cross, TR8 4EZ. Appeal dismissed. Noted.
		<b>The following was received after the agenda was published</b>
	ii	<b>PA21/00461</b> – Proposal: new agricultural dwelling for stockman. Location: Land At Trecarne, Higher Trecarne, St Mawgan. <b>WITHDRAWN.</b>
	g	5 day-Protocol for Local Councils
	i	<b>PA22/005575</b> Land Northwest of Lower Lanherne.
	ii	<b>PA22/04187</b> Lanvean Cottage. Aspects of fenestration were resolved to the satisfaction of the Parish Council see item 8b(viii).
	h	To discuss planning enforcement issues – to refer any new issues and updates – if any
	i	<b>EN22/01430</b> amended to read Alleged unauthorised change of use of farm building to light industrial and storage of caravans at Lower Lanherne Farm, St Mawgan, Newquay TR8 4HH
	ii	<b>EN22/01651</b> – new case. Lower Lanherne Farm, St Mawgan, Newquay TR8 4HH - Alleged conversion of the stables to residential accommodation
	iii	<b>EN22/01652</b> – new case. Former Bomb Store St Eval Airfield St Eval Wadebridge PL27 7UN - Alleged change of use of former bomb dump buildings to mixed use of storage, workshops, and kennels.
	iv	To refer to planning enforcement: Sun Haven Valley including alleged engineering works, gas compound and reduction of hedge with raised balconies.
229/22		<b>WORKING GROUPS</b> - to receive reports (if any), and agree any necessary action and expenditure:
	a	Amenities: Trevarrian Noticeboard – to approve purchase in the sum of £1040.00 +vat (£975.00 of £1040 covered by Denzell Downs Community Benefit Fund 2022). Proposed by Cllr C Tyson and seconded by J Latham and it was resolved to approve
	i	Bus shelters – 1. refurbishment & 2. formal noticeboard at Carloggas. Cllr L Mosley to put together costs for provision and bring back to January Agenda.
	b	Transport and Rights of Way – Provision of salt/grit bins. Proposed by Cllr L Mosley and seconded by Cllr C Tyson and it was <b>resolved</b> that the Clerk ask Cornwall Highways if precautionary gritting can be considered, for the Parish Council to subsequently review options and explore costs or provision.
	i	Countryside Access Trenance – Road Traffic Regulation Act 1984 S.14: Temporary Prohibition of Traffic Location: Footpath 39 - Mawgan in Pydar Timing: 6th December 2022 to 28th December 2022 (24 hours) Reason for Emergency Closure: Repairs to surface and drainage due to surface water damage. Noted.

	ii	Gateway Scheme Trevarrian update – Clerk reported that Acorn Property Group liaising with Highways Development Team to look where Gateway siting is proposed on The Creamery boundary.
	iii	Additional speed sensor post locations in Parish – Clerk reported that communication is ongoing with Cornwall Highways to ascertain suitable post locations and price to supply and fix and will be brought to a future meeting for discussion.
	iv	Tree falls within Carnanton Wood – The Clerk reported that enquiries had been made to Mr Paul Young-Jamieson and that fallen trees have been attended to. Cllr Williams reported that there is still a tree fallen closest to the village since April. <b>Action:</b> Clerk to bring this to landowner’s attention.
	c	Beach and Environment – 1. The Clerk reported that works to the verge at the entrance to the beach to the old bus shelter have seen a wooden ‘fence/frame’ erected and verge cleared. Cllr L Mosley asked if a picket fence is to be installed to complete, and to enquire if the verge should extend from the dune entrance to the old bus stop. <b>Action:</b> Clerk to ask Cornwall Highways (Cormac) Ltd. 2. Footpath 39 Mawgan Porth: Sand Dunes owner offer of repairs to the surface and remediation for drainage accepted by Cormac due to financial restrictions within Cornwall Council. Noted. 3. Shingle on south side of beach. <b>Action:</b> Clerk to notify Coastguard Cottages. 4. Cracks in the structure to the footpath below Coastguard Cottages. <b>Action:</b> Clerk to contact Highways and Countryside Access to investigate.
	d	Neighbourhood Plan – The Chair reported that Questionnaire has gone to printer and online version also ready. Boxes ordered for Betty’s and St Mawgan. Next step will be distribution and delivery.
	e	Tree Planting – The Clerk reported that Parish Council members were joined by village pre-school and primary school children for the planting of 70 trees and shrubs donated by Forest 4 Cornwall. Tree planting supervision provided by Steve Evans of Tree Investment Ltd seeking approval of £125 to oversee (reduced fee to that approved under 215/22(f)). Proposed by Cllr L Mosley and seconded by Cllr K Mullard and it was <b>resolved</b> to approve. To note that three birch trees might need to be moved near the rear of the Community Village Hall.
	f	Small Holding and Allotments Act 1908 – to agree to ascertain the extent to which there is a demand for allotments in the Parish. <b>Action:</b> Clerk to request notice be placed in Dreckly with any interested parishioners to contact the Clerk.
230/22		<b>REPORTS FROM MEETINGS:</b>
	i	St Mawgan Community Hall – The Chair reported that a meeting of the hall committee was held on the 13 <sup>th</sup> of December. The hall transfer to the Parish Council as Sole Trustee has been set for 1 <sup>st</sup> February 2023.
	ii	Community Network Partnership 08/12/2022 (previously circulated) An application has been submitted for yellow lines and bollards to prevent parking and preserve a pedestrian footway.
231/22		<b>To note and discuss (if appropriate) the correspondence received since the last meeting and any associated actions and expenditure:</b>
	i	Notification of external auditor appointment for the 2022-23 financial year for the 5-year period until 2026-27. The PC’s appointed auditor will be BDO LLP with a fee of £315 for 2022/23 External Audit next year. Noted.
	ii	St Mawgan Village Cormac Consultation period for waiting restriction proposals. Parish Council’s response acknowledged by design team CC. Noted.
	iii	Porth Reservoir Statutory notice of application for drought permit. South West Water limited Section 79a of the water resources act 1991. Noted.
	iv	Concerns regarding access to community orchard and other vicinities of the Convent. <b>Action:</b> Clerk to write to Plymouth Diocese and copy in Canon Smith, expressing parishioner and Parish Council concerns.
232/22		<b>FINANCE and LEGISLATION:</b>

	a		To note any income received: Bank Interest. £10.27, Beach Clean Donation £535.
	b		Accounts – To approve invoices for payment via online banking after the meeting (schedule previously circulated to Members). Proposed by Cllr G Williams and seconded by Cllr D Carter and it was <b>resolved</b> to approve.
233/22			Meeting dates and hall hire reservations. Proposed by Cllr C Tyson and seconded by Cllr L Mosley and it was <b>resolved</b> to approve the list for 2023 and 2024.
			<b>Exempt Business:</b> To Resolve to invoke Standing Order 3(d) that in accordance with Public Bodies (admission to meetings (Act 1960 as amended by S100 Local Government Act (LGA) 1972, the press and the public be excluded from the meeting during the consideration of the following matters on the grounds that they may involve the likely disclosure of exempt information.
			<b>No members of the public were present</b>
234/22			Maintenance Contract 2022/23. The Clerk had received two tenders and in accordance with Financial Regulation 10.3 it was proposed by Cllr L Mosley and seconded by Cllr C Tyson and it was <b>resolved</b> to award the contract to TP Tree Services Ltd as offering best value for the Parish. During the discussion thanks were extended to Simon Plant for his work in the past.
235/22			<b>Website Maintenance 2023</b> - 1 years Support and Maintenance in the sum of £300 with existing provider. Proposed by Cllr K Mullard and seconded by Cllr D Carter and it was <b>resolved</b> to approve.
236/22			<b>Notice of items for the next Agenda:</b> (note – no decisions can be taken on any item raised under this heading).
237/22			<b>Close of meeting. 8.27pm</b>

## Schedule of Payments

Vodafone	Mobile Phone	13.40	
Mike Cawley	Footpath post installation	280.00	215/22(b)
Mrs Bruster	Fountain Cleaning year ended 2022	50.00	218/22g(ii)
A Hayne	Clerk's Salary & Expenses - November	1596.21	218/22(b)
S Plant	Maintenance Contract & Expenses - November	890.00	
Major Clean (T Roberts)	Toilet Clean contract -November	737.80	
Reef Water Solutions Ltd	St Mawgan toilets water temperature checks	18.60	
Parochial Church Council	Church Clock Maintenance 2022	300.00	218/22g(i)
Help For Heroes	Memorial Cleaning 2022 - £50	50.00	218/22g(iii)
Tree Investment Ltd	Tree Planting Supervision	125.00	229/22(e)
Edyvean Printers	Neighbourhood Plan	522.00	215/22d(i)
Shelley Signs Ltd	Trevarrian Noticeboard	1248.00	229/22(a)
Pennon Water Services Ltd	St Mawgan Toilet Water charges 25/06-05/12	41.93	
Mawgan Porth Village Hall	Meeting and Neighbourhood Meeting Hall Hire	50.00	
		<b>£ 5,922.94</b>	

**Date of next meeting: Mawgan Porth Village Hall on Wednesday 4<sup>th</sup> January 2023 commencing 6.30pm**

**Signed as true record of the meeting:**

**Chair's signature .....Wednesday 4<sup>th</sup> January 2023**