

ST MINVER HIGHLANDS PARISH COUNCIL

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Council Meeting – 08th June 2021

Minutes of the meeting of the Council held on the above date.
 at The Perceval Institute at 19:00pm.

Ref		Action
303/6/ 2021	Persons Present: Cllr. D. Hutley, Acting Chairman, Cllr. V. Darnell, Cllr. M. Dingle, Cllr. C. Jenrick, Cllr. H. Mably, Cllr. N. Mably, Cllr. D. Meagor, Cllr. M. Parnell, Cllr. J. Richards.	
304/6/ 2021	Apologies: Cllr R Harris	
305/6/ 2021	In attendance: 3 members of the public. J Wilson, Clerk and minute taker. Cllr C Mould (arrived during meeting) Speakers Scott Wilson and Malcolm Grigg	
306/6/ 2021	Declarations of Interest / Dispensations applied for from Members: Cllr N Mably declared an interest in planning application PA21/04509. Cllr M Parnell declared an interest in applications PA21/04047 and PA21/04043	
307/6/ 2021	Public Participation: 1. Malcolm Grigg from ARA architecture spoke regarding the proposal for St Minver Holiday Park. The plans are for 35 lodges with integrated roads. It was noted that the park was last expanded in around 2008. The Park is keen to arrange a public consultation and Cllr Mould has said she will attend. They have also suggested that the park could contribute to the community in some way and are open to suggestions.	
308/6/ 2021	2. Scott Wilson from Laurence Associates spoke in favour of Applications PA21/04043 and PA21/04047. PA21/04043 is remodelled and will keep the same ridge height. Energy efficiency is improved, there will be no overlooking and materials will be suitable for an AONB type site. Cllr M Parnell declared his interest in this application. PA21/04047 – class Q – the barn is redundant, and it is intended for this to be a principal residence. A working farm is adjacent to this development.	
309/6/ 2021	Cornwall Councillor’s report from Cllr C. Mould: Cllr Mould spoke on the following issues: 1.The G7 summit that is being held in Cornwall this coming weekend. 2. Recycling which in Cornwall is currently low at 33% 3. Public rights of way – there is a 4-year funding program. 4. Neighbourhood Plan Review – to add to the next Agenda 5. Posh Potatoes – Cllr Mould is looking into this. 6. NDP – Review required – Lowlands and Highlands will work together on the review setting up a Steering group involving both Councils 7. It was reported that there is an embargo on planning in Camelford due to the Dutch problem (nitrates going into river) and this is likely to affect the local Marine Conservation Area	
	Standing Orders now applied.	

310/6/ 2021	<p>Council Minutes: To RECEIVE and APPROVE the minutes of the meeting held on 19th May 2021. It was RESOLVED that the Minutes of the meeting held on the above date having been previously circulated, be taken as read, and approved as a true record of the business discussed. Proposed by Cllr M Dingle, seconded by Cllr D Meagor, all in favour. Any matters arising were read out.</p>	
311/6/ 2021	<p>Appointment of members as representatives as follows: APPOINTED members to represent the Council as above.</p> <ul style="list-style-type: none"> - Staffing Committee – it was proposed and agreed to discuss the staffing committee appointments in closed session. - Planning Committee – it was agreed that a planning committee is not required but if representation was required for planning appeals etc. this would be agreed between Councillors. - Cemetery Committee – it was proposed and agreed that Cllr R Harris and Cllr N Mably be appointed to this committee. All agreed. - Emergency Committee – it was proposed and agreed that Cllr M Parnell, Cllr H Mably and Cllr D Hutley be appointed to this committee. All agreed. 	
312/6/ 2021	<p>Planning applications for consultation: Cllr M Parnell left the meeting.</p> <p>Application: PA21/04043 Proposal: Extension to dwelling Location: Trenant Steading St Minver Wadebridge Cornwall PL27 6QX Cllr J Richards proposed support, Cllr M Dingle seconded. All in favour.</p> <p>Application: PA21/04047 Proposal: Prior approval for the proposed conversion of an agricultural barn to form two dwellings. Location: Trenant Steading Polzeath Cornwall PL27 6QX The Cllrs agreed that the planning officer should be made aware that this development is adjacent to a working farm and should not have an adverse impact on this existing local business. The Cllrs were supportive of the applicants wish for this to be their primary residence.</p> <p>Cllr Parnell returned to the meeting.</p> <p>Application: PA21/05060 Proposal: Non-Material Amendment (1) to Application No. PA18/05702 dated 6th September 2018 for the Conversion/change of use of a barn to a dwelling, together with erection of an extension to form a porch, namely, removal of porch extension and replace with patio doors and removal of patio doors on west elevation and replace with standard size. Location: Trevine Farm Chapel Amble Wadebridge Cornwall PL27 6ES Cllr H Mably proposed support, Cllr C Jenrick seconded, all in favour.</p> <p>Application: PA21/04066 Proposal: Single-storey extension to include Porch WC Utility & Sunroom area. Location: 7 Lower Treglyn, Chy Pol Access to Little Treglyn St Minver Wadebridge PL27 6RG Cllr J Richards proposed refusal, Cllr D Meagor seconded, all in favour of refusal on the grounds that the plans are of a poor standard and unclear, meaning the Councillors are unable to make an informed decision. Also, the flat roof & materials are not in keeping with the neighbouring buildings.</p> <p>Application: PA21/04509 Proposal: Proposed 3-bedroom separate dwelling with covered terrace area in place of an existing double garage/outbuilding. Location: 17 Lower Elms St Minver Wadebridge PL27 6QB</p>	<p>Decisions to be reported to Cornwall Council. Done.</p>

<p>313/6/ 2021</p>	<p>Cllr M Dingle proposed refusal, Cllr V Darnell seconded, all in favour of refusal on the following grounds:</p> <ul style="list-style-type: none"> - It is overdevelopment of the site. - It is not in keeping with the surrounding area and will negatively impact the street scene. - The access is not currently used as an access for residential use, it is currently accessed for agricultural use only so is not fit for purpose for use as a residential access. - The original house will lose 2 car parking spaces which contradicts the NDP (Policy 2.7 (iii)) - Access is onto a busy and dangerous corner, where visibility is restricted. - Using the proposed car parking spaces will block someone else's land. <p>Pre-applications - for information only. To RECEIVE any Planning Pre-Applications that may arrive. Application: PA21/01291/PREAPP Proposal: Pre-application advice for proposed extension to No. 3 and No. 4 Trevanger Cottages and construction of annex to No. 3 and creation of new access (following withdrawn application no. PA20/11416). Location: 3 Trevanger Cottages Quakers Road St Minver Wadebridge Cornwall PL27 6QS. No comments made.</p>	
<p>314/6/ 2021</p>	<p>Cornwall Council Planning Decisions Received: Application: PA21/03194 Proposal: Variation of Condition 4 of Application No. PA20/07226 dated 3rd December 2020 (Reserved Matters application for access, appearance, landscaping, layout, and scale following Outline permission PA18/03294 dated 23rd July 2018) Location: Rosevarlock Dunders Hill Polzeath Wadebridge PL27 6SR. APPROVED</p> <p>Application: PA21/03219 Proposal: Submission of details to discharge Condition No. 3 in respect of Decision Notice No. PA20/10972 dated 18th March 2021 Location: Sun Cove, 2 Pandora Polzeath Wadebridge PL27 6ST CONDITIONS DISCHARGED.</p> <p>Application: PA20/10047 Proposal: To erect an extension and alterations to create external amenity spaces Location: Cranfield, Flat 3 Atlantic Terrace New Polzeath Wadebridge PL27 6UG. REFUSED.</p> <p>Application: PA21/03078 Proposal: To create a new access and construct a new entrance track to Tredrizzick Barn including a turning and parking area. Location: Tredrizzick House St Minver Wadebridge PL27 6PB. REFUSED.</p> <p>Application: PA21/02126 Proposal: Proposed extensions and improvements to existing dwelling. Location: Treverbyn, Dunder Park Polzeath Wadebridge PL27 6SX. APPROVED</p>	
<p>315/6/ 2021</p>	<p>Finance Report: 8th June 2021. It was RESOLVED to authorise the payment of accounts outstanding in the sum of £997.88 Note: previous cheque for £305.49 has been cancelled and replaced with cheque for £300.43 for insurance. Bank reconciliation not prepared as bank statements were not available. Cllr. V Darnell proposed acceptance, seconded by Cllr. N Mably, all in favour.</p>	<p>Cheques to be voided and re written.</p>

316/5/ 2021	<p>Correspondence Councillors had been sent the following for interest:</p> <ol style="list-style-type: none"> 1. 19/05/21 – Email from Mr Garthwaite re illegal Surf School trading in New Polzeath 2. 20/05/21 – Email from Nic Philips of Cornwall Council – invitation to planning induction training. 3. Notification of Councillors’ response to Planning Protocol for PA21/02126 Treverbyn. Proposed extension and improvement to dwelling. 4. 25/05/21 Street trading grant application for Miss Sharon Waite trading as Posh Potato. The site is part of the RTO so will be refused. 5. 25/05/21 – The Rural Bulletin Newsletter issue 25/05/21 6. 02/06/21 – Code of Conduct Training - link to recording. 7. 02/06/21 – Rural Bulletin Newsletter 2/06/21 issue. 8. 03/06/21 – Information request regarding 56-day camping rule. 9. 03/06/21 – Rural Funding Digest – June 2021 edition. 10. 07/06/21 – Highways works notification – Surface dressing. 11. 07/06/21 – Padstow Harbour Commissioners – Minutes for the April meeting. 12. 08/06/21 – 2 Emails from Mr Smith, one of which was to the planning officer, querying what the reasons were for turning down PA21/03078, for future reference. 	
317/65 /2021	<p>Reports from Outside Bodies:</p> <p>a. Beach Management Committee: It was suggested that it would be useful to have details of the work schedule.</p>	
318/6/ 2021	<p>b. New Polzeath Public Toilets: These were open for the Bank holiday. The Parish Council would like details of cleaning bill from Cornwall Council.</p>	
319/6/ 2021	<p>c. Highways Committee: – Edges of roads need to be tarmacked otherwise the edge will get destroyed – this has been reported to Cornwall Council previously. Kerio Lane to Pityme footpath - should be maintained and this route can be checked on LMP documentation and map. There is a sunken grid between Polzeath and New Polzeath. Cllr Hutley will forward what 3 words location so it can be dealt with.</p>	<p>Contacted CC for update on the Toilets. Copy of Title deeds received.</p>
320/6/ 2021	<p>Facebook and website postings: To consider what information should be posted onto the website and facebook. It was agreed that old and historical documents could be of interest and could be posted, items regarding the history of the parish, information on the boundary changes, as well as the regular planning items.</p>	
321/6/ 2021	<p>To consider whether meetings should be recorded on video and posted onto the website each month. Cllr M Parnell proposed that the Parish Council should not record and post the meetings, Cllr M Dingle seconded, majority in favour.</p>	
322/6/ 2021	<p>Matters of Public Interest/Date of next meeting: Tuesday 8th June in the Perceval Institute. Cllr N Mably raised the issue of the phone box and what could be done with it. This is to be added as an agenda item in July. Parkdean proposal and possible benefits that could be provided to the community and infrastructure of the surrounding area– to be added as an agenda item in July.</p> <p>It was proposed by Cllr V Darnell, seconded by Cllr N Mably & agreed by all to go into closed session. Any remaining members of the public left the meeting.</p>	

<p>323/6/ 2021</p> <p>324/6/ 2021</p> <p>325/6/ 2021</p>	<p>Public Bodies (Admission to Meetings) Act 1960 To RESOLVE that in view of the confidential or special nature of the business about to be transacted it is advisable that the press and public be excluded and instructed to withdraw during the discussion for the following items: 1. Staffing Committee</p> <p>It was RESOLVED that the following councillors are to be appointed to the staffing committee: Cllr R Harris, Cllr H Mably, Cllr J Richards and Cllr M Dingle.</p> <p>It was further RESOLVED that the staffing committee would retain the executive powers.</p> <p>There being no further business, the meeting closed at 21.50 hrs.</p>	