

Mabe Parish Council

Minutes of the meeting of Mabe Parish Council held on **Thursday 10th November 2016**, at the **Mabe WI Hall**, at 7.00pm

Present: Parish Councillors A Thomas (Chairman), R Phillips (Vice-Chairman), J Frost, A Hocking, T Kingsley, F Miller, S Nisbet, F Collins (Parish Clerk) and four members of the public.

Ahead of the meeting a minutes silence was held as a respect of remembrance.

Cllr Phillips informed members that he had represented Mabe Parish Council at a recent funeral of a past councillor

1. Apologies for absence – were received from Cllrs Tisdale, Hewett-Silk and Steptoe.

2. Declarations of interest in Agenda Items – none

3. Minutes of Previous Meetings - minutes of the meeting held on Thursday 13th October 2016 – these were held as a true and correct record. **Proposed:** Cllr Phillips **Seconded:** Cllr Hocking

4. Matters Arising - from the meeting held on Thursday 13th October 2016

- The Clerk informed members that she had contacted Highways concerning various issues as requested last month and had been told the following:
 1. Re the bridle path at Halvasso beyond BF Adventure towards Church Road that is in poor condition with the surface washed away after the recent bad weather – CC have queried the path number of this in order to investigate.
 2. The cut-through from Treliever road to Mabe school is very overgrown - notice is to be served to the offending houses.
 3. Drains are blocked at Trenoweth outside the old school, as silt etc washed down the road after recent storms. – these have been cleared
 4. The big tree outside Melrose, Church Road, Mabe that is very overgrown and obstructs the street light – this has been inspected, however no action is proposed at this time – Highways will continue to monitor the situation.
- Cllr Kingsley informed members that there is a meeting on Monday at Mabe School with Viv Bidgood re Highways matters.
- Cllr Kingsley informed members that as per the agreement at the last meeting, she is going to put a piece in Mabe Matters regarding the matter of residents parking at Kingston Way. Cllr Phillips informed members that a sign had gone up saying “private road”. Cllr Kingsley to investigate at meeting with Highways on Monday.

5. Public Participation

- Ms Drysdale, Governor of Mabe School attended regarding Planning Application 9d PA16/09832.
- Mr M Matthews attended the meeting to raise his concerns regarding vehicle speeding through the village, in particular at the top of Antron Hill (Longdowns side). He asked whether a “no footway” sign could be erected to alert drivers to possible pedestrians. He was informed that members are aware that speed and traffic is an ongoing concern in the area. Cllr Kingsley to raise this with Viv Bidgood at the forthcoming traffic meeting.
- Mr Osgood attended re 9a PA16/07993 and gave members an oversight into his application.
- 6. Mr K Bryant attended the meeting to thank members for their support regarding the defibrillator. He also enquired whether the Parish Council support MYCP’s s106 bid for the upgrade/overhaul of the play area. He was informed that Mabe PC had discussed and voted on this at the January meeting when it was proposed and agreed to support in principle the proposed plans. His enquiry came as a result of being “reluctant to spend money on full plans if PC support is not in place”. Members in full agreement of support.

7. Report from Cornwall Councillor Williams - Cllr Williams not present at meeting, so no report given.

8. Police matters - none

9. Financial matters

8a – Payments received - none

8b – Payments to be made totalling £1221.62

| DD | EE | Mobile Phone Charge |
|--------|---------------------------|------------------------------|
| 101314 | Fiona Collins | Salary & expenses |
| 101315 | Greenstick Ltd | Footpath LMP & weed spraying |
| 101316 | Complete Office Solutions | A4 Paper |
| 101317 | Mrs E A Hellings | Bus shelter cleaning |

Proposed: Cllr Hocking

Seconded: Cllr Phillips

8c – To receive and adopt details of bank reconciliation as at 31st October 2016

Proposed: Cllr Nisbet

Seconded: Cllr Hocking

- The Clerk informed members that she had received the annual maintenance report from SSE Lighting which has shown that there are two items that require work, one indicated as needing immediate replacement, the other within twelve months. She is in the process of obtaining a quotation for this work, so that the decision can be made at the December meeting.
- The Clerk informed members that she had received notification from Cornwall Council regarding the possible costs as a result of the elections on 4th May 2017 – if there is an uncontested election the cost will be £358.49, contested election costs would be £2807.67.

Both the above costs will need to be considered when setting the precept next month.

9 –Planning

| Planning Applications | | | | |
|-----------------------|----------------|--|--|---|
| 9a | PA16/ 07993 | Mr Osgood Wheelers Byr Hgr Treliever Fm A394 Btwn Longdowns & Treliever Cross Longdowns TR10 9DH | Proposed garage and workshop | Members discussed the application and voted to SUPPORT on a condition being attached that limits the use to that which is 'incidental to the enjoyment of residential use' only and not for any business purposes. And to further comment that concerns are held over the location of the intended building which is adjacent to the stream which becomes the Prazze River. There needs to be some form of substantial barrier to stop any potential contaminants leaking into the river, either accidentally or as a consequence of any use of the buildings. Proposed: Cllr Phillips Seconded: Cllr Kingsley |
| 9b | PA16/ 09146 | Mr & Mrs Lanc 7 Cunningham Park Mabe Burnthouse Penryn | Demolition of garage, erection of rear extension & replacement garage | Members discussed the application and voted to SUPPORT . Proposed: Cllr Nisbet Seconded: Cllr Miller |
| 9c | PA16/ 06794 | Mr Simon Wells FX Plus Land @ Hgr Treliever Fm, North Of A394 Longdowns | Proposal Installation of a permanent access road, fencing, welfare cabin & timber sheds. | Members discussed the application and voted to comment as follows: "Members have noticed that work has already commenced and therefore enquire whether a consultee comment is necessary." |

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|-----------|----------------------------|---|---|--|
| | | | | It was agreed that should there be contact from CC Planning Dept to reply that members support the application, but have concerns re run-off and asked that the “matters of concern” comments from Cllr Tisdale’s Planning Report are included in the reply. Proposed: Cllr Hocking Seconded: Cllr Phillips |
| 9d | PA16/09832 | Ms L Drysdale Governor Mabe C P School Cunningham Park Mabe Burnthouse Penryn | Erection of 83sqm detached, timber-framed flat roofed building for D1 educational use on school site. | Members discussed the application and voted to SUPPORT. Proposed: Cllr Frost Seconded: Cllr Nisbet |
| 9e | PA16/09238 | Mr Steven Booth Carnstead Antron Hill Mabe Burnthouse | Alterations, refurbishment and extension to annex | Members discussed the application and voted to SUPPORT. Proposed: Cllr Nisbet Seconded: Cllr Phillips |
| 9f | PA16/03044 / PREAPP | John Lewis Prtnrshp Pension Trust Granite Planet Climbing Centre Unit 10 Parkengue Penryn TR10 9EP | Pre application advice for mixed use student accommodation led redevelopment of the site including the provision of employment floorspace | <i>NB – Pre-app only, no Consultee Comment to be made, for information only</i> This item was noted by members |

| Planning Decisions | | | | |
|--------------------|-------------------|--|---|--|
| 9g | PA16/07073 | Mrs S Boreham 65 Cunningham Park Mabe Burnthouse TR10 9HB | To erect PVCU conservatory to the front of the property | 11.10.2016 APPROVED |
| 9h | PA16/08723 | Mr Ian Robertson Rowan Corpascus Mabe Burnthouse | Lawful development certificate for the proposed introduction of dormers to first floor bedrooms in existing house | 17.10.2016 Granted (CAADs and LUs only) |

9i- Planning matters arising since 2nd November 2016 – none

10. Cornwall Council public consultation on the emerging Cornwall Site Allocations Development Plan Document (Allocations DPD) – members discussed the consultation, and agreed to make the following comment, and to copy in MP George Eustice and Cllr Peter Williams:

Mabe Parish Council feel that the University (*the Penryn Campus is within the parish of Mabe*) has reached capacity for the area in which it is located, and hold concerns regarding further expansion. The ratio of students to local residents is the highest of any university town in the country, and so we feel that there should be no further expansion in the area.

Further concerns are held regarding various leisure facilities in the area that are under threat of closure as a result of proposed student accommodation on the sites. This would have a detrimental effect on local residents and to the tourist industry.

Sites FPED1 and FPST5 appear to be ear marked for development with no consultation with the landowner – this is viable arable land suitable for growing crops and Mabe Parish Council do not feel that this should be developed.

Further university expansion would result in increased traffic in the area, which is already of major concern and the local amenities and infrastructure of the roads simply cannot cope with the present level, alone further expansion.

Proposed: Cllr Phillips **Seconded:** Cllr Thomas

11. Funding request from BF Adventure – members discussed this and asked that the Clerk reply that grant applications had been dealt with earlier in the year, but details can be held in order to contact next year when they would be welcome to apply. Also to advise them that when considering such applications members take into account whether the organisation is of direct benefit to the local parish.

Proposed: Cllr Phillips **Seconded:** Cllr Nisbet

12. Traffic/Highways

- Cllr Kingsley informed members that there is a meeting on Monday at Mabe School with Viv Bidgood re Highways matters.
- Cllr Miller informed members that the hump at Rose Valley had a build-up of silt which needs to be cleared.
- Members had concerns regarding parking in the village – a traffic warden had been spotted in Mabe last week!

13. Correspondence

- Booklet from SW Lakes

14. Matters of concern

- Cllr Hocking enquired whether anyone had heard if the pub carpark is to be developed in the near future – not known.

15. Items to be added to December Agenda

- Budget setting & Precept determination
- Lighting maintenance work

16. To consider a proposal to exclude the public and press from item 16 on the agenda on the grounds of confidentiality. **Proposed:** Cllr Kingsley **Seconded:** Cllr Thomas

Date and time of next meeting 8th December 2016, 7.30pm

There being no further business, the Chairman declared the meeting closed at 9.15pm

Signed:**Thursday 8th December 2016**

Chairman