

Mabe Parish Council

C/o The Parish Office, MS Electrical, The Square, Mawnan Smith, Cornwall TR11 5EP

Minutes of the meeting of Mabe Parish Council held on Thursday 14th September 2017, at the Mabe WI Hall, at 7.00pm

Present: Parish Councillors A Thomas (Chairman), C Cole, J Frost, A Hocking, T Kingsley, T Tindle, P Tisdale, M Wilkinson, L Clements (Parish Clerk) and 5 members of the public

55.17 Safety Procedures - These were explained by the chair

56.17 Apologies for absence - Cllr Miller

57.17 Declarations of interest in Agenda Items - none noted ... PT (Halvasso Planning App)

58.17 Minutes of Previous Meeting - meetings of 13th July & 10th August 2017 (Finance & Planning) -
13/7/17 Proposed: Cllr Tisdale **Seconded:** Cllr Wilkinson
10/8/17 Proposed: Cllr Tisdale **Seconded:** Cllr Cole

59.17 Matters Arising - from the meeting held on Thursday 13th July
Footpaths – still not all cut. Meeting with contractor to be arranged
Nanturian Farm – parking on pavement
Coronation Cottages – no developer contact

60.17 Public Participation

David Charles précised his letter to the Parish Council. He felt that Mabe as a village is changing and asked why there is no support and no money from the parish. The previous cuts to the graveyard had been done by volunteers but due to age much of this was now having to be done by paying contractors and simply cannot be funded. It was felt that the reduction in grants was a trigger for his letter but was only a contributory factor in a larger problem of community engagement. He felt that the whole parish council should be making visits to individual groups to find out what they needed done to continue – it was felt that this would be simply impossible to undertake and that a larger meeting of all groups where all issues could be discussed openly would be better format. It could also be used to find out if the parishioners actually wanted this array of groups and services now.

Kevin Wilkes from the MYCP said that they had been steadily eating into the reserves from the Mabe Shindig to cover running costs, but had no other income stream to bridge this gap. They had recently been forced to cover costs to repair the hall carpark even though this was something used by more than the MYCP member organisations.

Rev Steve had plans to bring the community together in a charity fundraising Ramble ending at the church which could tie into some kind of volunteering clean-up of the graveyard. The church is seeing increased interest with weddings, baptism & funerals but not enough to self-fund and it would be a pity to see standards drop.

Cllr Tindle said he was astonished at how much actually went on in the parish after reading back issues of Mabe Matters but wondered if communication was an issue – were all avenues being investigated to get the word out and were groups talking to each other?

Cllr Wilkinson asked about village “welcome packs” for new residents. There appeared to her to be a limited number of community events (fetes, sales, shows etc.) that were openly advertised outside of their specific group. She thought this might be an opportunity to rebrand the village/parish and consolidate our identity as a rural village. This would be better undertaken by a separate group rather than the Parish Council as we are somewhat constricted by regulations & red tape.

Cllr Kingsley noted that although we have an Annual Parish Meeting it had never been attended by any members of the public in memory, and public participation at monthly parish meetings was extremely limited – mainly people showing up to comment on planning developments.

It was agreed that an open forum meeting be held for all parish groups to take place at the MYCP Hall on 5th October at 8pm (displacing the brownies) and that the word needed to get out to as many groups as possible in the intervening period. The MYCP would contact all their member groups. It was felt that

trying to set an agenda would be difficult but that funding, communication & community involvement & needs would be significant topics.

61.17 MYCP – on-going funding for aed & 2nd device charges; Section 106 application for new equipment -

Discussions on AED deferred to October when Norman Trebillcock from FLEET will be present.

Section 106 application- additional funding above originally discussed £80000 to over fencing, removal of flower beds and a canopy/ The design & costing are currently a moveable feast as the MYCP are working with county and additional works keep being through up – like the carpark soakaway/flooding issue. The MYCP have to provide 3 equipment quotes (and have done this for the equipment) but County can override this and pick their own preferred supplier for the works. Parish Council approval for the outline bid as it stands is now needed.

Since the exact amount left in the S106 pot was unclear, due to continuing works on the Playing Field fencing/gates, Cllr Kingsley suggested that Mabe Parish Council keep £10000 for any other small project (Memorial Garden) and agree to the rest going to the MYCP grant.

Proposed: Cllr Kingsley **Seconded:** Cllr Hocking supported with 2 abstentions

62.17 Report from Cornwall Councillor Williams

Speed watch – trainer available. Cllr Kingsley had made contact today to start discussions about what/how many needed.

Treluswell Roundabout – ahead of schedule & should be finished by Christmas. Cllr Williams thinks it unlikely to address Treliever traffic would be unlikely to get much benefit as they remain single lane.

Playing Field Path – almost complete, just waiting specialist gates.

Cllr Williams has agreed community chest funding the Lunch Club/ Age Concern Christmas Lunch.

Longdowns junction – Nigel Brackler has been spoken to see if there is funding available to bring forward speed reduction plans.

Nanturian Parking – should not be on pavements and definitely should not be blocking the pavement.

PCSO Huddleston has made visit.

CERC @ Fraddon waste management centre – open invitation for evening visit to see the incinerator process.

Churchyard – will support as much as possible and expects the parish council to do the same.

63.17 Police Matters – Gweal Darras/ Nanturian parking. Visits made to both sites. Cllr Hocking noted this has had no effect at Gweal Darras where at one point 6 cars were parked on the pavement on 1 side alone. It was suggested making individual door-to-door visits to ask drivers to leave space but this was thought to be unlikely to achieve results as it was often not homeowners parking here. George made it clear that this parking has never been a problem before as it was made clear to driver that they had to leave space for prams etc. to get by but could still make use of the estate for parking if this happened.

64.17 Transport issues arising – see above

Cllr Kingsley reported that she had been in contact with Stewart Douglas about a speedwatch project. We would need 6-7 members for training along with the assistance of the PCSO. It was felt that a previous attempt to set this up had been thwarted as it was felt that the road itself was “too dangerous” to accommodate volunteers anywhere on its length. It was agreed that she advertise the project in Mabe Matters to see if enough volunteers could be found.

At the regular meeting with Viv Bidgood (highways)he reiterated that there was no money currently available for speedbumps – they would only be able to go ahead with outside funding. It was agreed to summarise and put into Mabe Matters details of all communications with Highways to show the community at large that works are being attempted to slow traffic. The lozenge repainting was mentioned, but Viv thought that this had only been done recently and was not on the foreseeable schedule. It was noted that this junction is a serious anomaly which drivers are not taught how to navigate and it has no appropriate signs, making it a hazard in itself if the lines are not visible.

It was also noted that the diversionary signage at the Longdowns junction was missing and needed immediate replacement.

65.17 Financial matters

- a. **Payments received** – none noted
- b. **Payments to be made – totalling £2745.12 (Aug & Sept)**
Proposed: Cllr Hocking **Seconded:** Cllr Cole
- c. **bank reconciliations to 30/8/17 (July & August attached)**
Proposed: Cllr Tisdale **Seconded:** Cllr Hocking
- d. **to consider change of auditor for 2017/18 (under new external audit framework for smaller councils)**
 Given change to audit criteria for 2017/18 for smaller councils it was agreed that a specialist accountancy firm with parish council experience be considered. Hudson Accounting (as used by Mawnan Parish) was put forward. This service was quoted at £125.00 (Prior, Regent was £594 this year with no written report)
Proposed: Cllr Cole **Seconded:** Cllr Wilkinson
- e. **to receive the External Audit report for 2016/17**
 The clerk noted that every effort had been taken to stop the noted issue from the previous year (being the accountant writing in figures onto the Annual Return) but that it happened again. Given we are the only parish using this accountant it was her opinion that he did not have sufficient understanding of the Local Government Audit Procedures.
- f. **notification from AON Insurance for 2018 (removal of service)**
 AON would not be handling Local Government insurances in future and had passed our details onto BHIB.

66.17 Budget & Spending review – to confirm total budget spend for 2017/18

Both sets of figures presented at the December meeting were considered. After discussion and clarification it was agreed to use Cllr Phillip's draft figures, amended with grant decision made in July. The clerk would amend the budget and send out to all councillors asap.

Proposed: Cllr Phillips **Seconded:** Cllr Tisdale

67.17 Planning

Planning Applications				
A	PA17/07994	Renewable Energy And Engineering Facility University Campus TR10 9FE	Non material amendment (1) to relocate vehicular access as per PA16/00852	Members discussed the application and voted to SUPPORT ; Proposed: Cllr Cole Seconded: Cllr Frost
B	PA17/07235	Boswin Road From Goonhingey To Treliever Roskrow TR10 9AW	Renovation of existing outbuildings to form annexe for dependent relative (retrospective)	Members discussed the application and voted to SUPPORT but include a request for a condition tying the dwelling to the house. Proposed: Cllr Tisdale Seconded: Cllr Phillips
C	PA17/07758	Valley View Treliever Penryn TR10 9EU	New 2 storey side extension	Members discussed the application and voted to SUPPORT ; Proposed: Cllr Cole Seconded: Cllr Hocking
D	PA17/02297/PREAPP	Environment And Sustainability Institute Penryn Campus Penryn Cornwall TR10 9FE	Pre application advice for a two storey extension to supplement the existing BREEAM "Outstanding" Environmental and sustainability Institute	Members discussed the application and decided not to add comments at this time. We would however like to have the university come to a meeting to discuss the ongoing state of development.
E	PA17/02038/PREAPP	Tremough Campus Penryn Cornwall TR10 9FE	Pre-application advice for infrastructure and utility provision, construction of replacement car parking, access road, traffic calming measures, lighting and landscaping (hard and soft).	As above. It was suggested that we add a comment on all future applications that until conditions for the additional 1049 student beds are in place, other expansion should not be being tabled.

F	PA17/02675	Land Adjacent to Halvasso Road Longdowns	Re-submission of Withdrawn Application No. PA16/05910 dated 30 th September 2016 for the erection of 6 dwellings	Members discussed the application and voted to OBJECT given that this is an exceptions site, no housing need has been shown, there are existing road issues and not enough local facilities to make the dwellings sustainable. Proposed: Cllr Frost Seconded: Cllr Cole – 2 abstentions + 1 no vote
G	PA17/08202	Trenoweth Lane Trenoweth Lane TR10 9HZ	Proposed Conversion of existing redundant barn to holiday let	Members discussed the application and voted to SUPPORT but include a request conditions that it cannot be sold as a separate dwelling and could not be occupied by the same person for more than a 4 week period. Proposed: Cllr Tisdale Seconded: Cllr Phillips It was also requested that enforcement be contacted about the barn to the rear.

Planning Decisions & Enforcements

See attached sheet

68.17 Planning matters arising since 10th July 2017

Cllr Cole – report on Bed Shed planning applications @ Penryn Council Mtg (21.8.17)

PA17/02355/PREAPP, Antron Hill Farm, Pre-application advice for 40 dwellings

Given that no details on this application were released quoting “commercial sensitivity” it was hard for the parish to quote on this application in any form. The clerk had already brought this up with the portfolio holder for planning, Bob Edgerton, who was also unhappy with how this application had been dealt with, especially since it was coming from Cornwall Housing and would be asking questions himself given the PACE agreement. Cllr Williams said that we could push under a Freedom of Information request for details on this application but current thinking was that the Planning Officer was looking to refuse.

69.17 University issues – expansions, planning applications, holidays accommodations ...

Cllr Kingsley explained that the university is breaching initial development conditions in providing general letting accommodations for the public. Cllr Williams agreed to support the parish council on this matter. A proper meeting with the university about its expansion plans was needed. Cllr Phillips said that he has received information that there were 3 community open days planned (Falmouth/Penryn/Mabe). The clerk was to chase this up.

70.17 Correspondence received

	Date	Who	Description of Issue	Action taken
.1	4.8.17	Viv Bidgood – CORMAC	Mabe speeding issues	To full council
.2	7.8.17	Alan Percy – north cornwall cluster	LMP grants – on-going funding issues	For info
.3	16.8.17	Raymond Olver – Democratic Services	May Election recharges	Pending
.4	20.8.17	Steve – Hudson Accounting	Internal audit 2017/18 request	For full council
.5	21.8.17	Chris Cole	Penryn town council – planning meeting (Bed Shed)	Report to full council
.6	21.8.17	Iwan le Moine	Failure of Cornwall Council planning – petition request	For info
.7	23.8.17	Tessa Kinglsey	University holiday accomodations	To full council
.8	23.8.17	Graham Smith – Cornwall report	Spending @ local elections	For info
.9	24.8.17	Aaron Cooper	Cat death on Antron Hill – traffic speed	To full council
.10	24.8.17	Pamela Furnish – Carnon Downs Drama Group	Advert posting request	To go on board/ to Mabe matters
.11	25.8.17	Andy Cook – Ease Management via	Bed shed container invite	To full council

		<i>Pete Tisdale -</i>		
.12	25.8.17	<i>Unknown phone message</i>	<i>Parking on pavement @ Nanturian Farm</i>	<i>Passed on to PCSO Huddleston</i>
.13	1.9.17	<i>Highways -</i>	<i>Viv Bidgood away – repainting message passed on</i>	<i>For info</i>
.14	5.9.17	<i>Michelle Toy – NHS SW</i>	<i>Locality Review / Falmouth Penryn Controlled Area – delayed</i>	<i>For info</i>

71.17 To discuss letter received from D. Charles & consider calling a special community meeting (supporting letter from MYCP) – see item 57.17

72.17 **Matters of concern**

Clr Kingsley – footpath cutting (see item 61.17)
 Clr Tisdale – hedges @ nanturian (see item 56.17)

Clr Phillips - has been presented with a petition about the removal of the loss of prescription drop off services in the village but was unsure why it had been given to him since the parish council had put in a strong objection to becoming a controlled area. The clerk said she would pass this onto the practice manager at Penryn to deal with as he thought fit. (see item 67.17 .14).

He had also been made aware that bus services to Penryn/Falmouth were being cut as of Monday when there would be no services into the towns after 2.30pm. He wondered what happened to the community consultation that service cuts should have instigated.

73.17 **Items to be added to next agenda**

74.17 **Date and time of next meeting: 12th October 7.30pm**

Meeting finished at 9.45pm

Signed by 

12th October 2017
 (chair)

Planning Decisions				
F	PA17/ 02038/ PREAPP	Tremough Campus Penryn TR10 9FE	Pre-application advice for infrastructure and utility provision, construction of replacement car parking, access road, traffic calming measures, lighting and landscaping (hard and soft).	Closed - advice given
G	PA17/ 06304	Environment And Sustainability Institute Penryn Campus TR10 9FE	Application for Variation of condition 6 on Decision Notice PA17/00533 – wording of noise levels	Approved with conditions Construction materials
H	PA17/ 06280	University Campus Penryn TR10 9FE	Submission of details to discharge conditions 3 and 4 in relation to decision notice PA17/03083	Discharged
I	PA17/ 05877	Antron Bungalow Church Road TR10 9JE	Proposed first floor extension and general alterations including dormer windows and a balcony and annexe	Approved with conditions Tied to house
J	PA17/ 05525	Old Chapel Lecture Theatre Penryn Campus Penryn TR10 9FE	Removal of existing external raised timber deck to be replaced with new raised timber deck and adjoining tarmac infill. etc.	Approved with conditions
K	PA17/ 05458	71 Cunningham Park Mabe TR10 9HB	Construction of dormer extension	Granted
L	PA17/ 05309	Land SW Of Antertavis Longdowns TR10 9DJ	Conversion of existing agricultural barns to 2 number dwellings and ancillary accommodation	Approved with conditions
M	PA17/ 04958	Tremough House Penryn Campus TR10 9FE	Part retrospective application for landforming works to create an outdoor social space	Approved with conditions Tree protection measures; use on site materials
N	PA17/ 04576	Land West Of Antron Barn Church Road TR10 9HW	Proposed erection of a detached dwellinghouse	Approved with conditions
O	PA17/ 04894	Argal Reservoir Argal Kergilliack TR11 5PE	Construction of a wooden building to form a fitness area, office and store.	Approved with conditions
P	PA17/ 00704/ PREAPP	Thyme Cottage Boundis Farm Halvasso TR10 9BY	Conversion of an existing agricultural building into a 1 bedroomed seasonal holiday let	Closed - advice given
Q	PA16/ 11993	Carnsew Quarry Longdowns Penryn Cornwall TR10 9DH	Submission of details to discharge condition number 14 in respect of decision notice PA15/11943	Discharged
R	PA17/ 06316	AIR Building Penryn Campus TR10 9FE	Submission of details to discharge condition 5 in respect of Decision Notice PA17/00533 dated 21st March 2017	Discharged
S	PA17/ 04573	Goodygrane Quarry Halvasso TR10 9BX	Demolition of Marquee & reinstatement	Approved with conditions
T	PA17/ 04315	Helland Mill Rose Mabe TR10 9JQ	Reconstruction of stone barn and extension to create workshop (resubmission of approved scheme PA14/07769)	Approved with conditions Tied to house; management of surface water
U	PA17/ 04278	Bay View Farm Trenoweth Mabe Burnthouse TR10 9JJ	Demolition of carport and construction of family annexe extension	Approved with conditions Tied to house
V	PA17/ 03959	Homelea Treliever Road Mabe TR10 9FX	Reduce indicated branches of two sycamore trees and an Oak.	Approved with conditions As per BS3998
W	PA17/ 02961	Rosewithian House Rose Valley Mabe TR10 9JF	Listed Building Consent for installing a Conservation Rooflight to the rear	Approved with conditions: submission of mortar panel
X	PA17/	Rosewithian House Rose	Listed Building Consent for the replacement of Upcv	Approved with conditions

	02592	Valley Mabe TR10 9JF	double glazed windows and re-pointing	
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Planning Enforcement				
Y	EN17/01659	Chyan Farm Jobs Water Penryn Cornwall TR10 9BT	Change of Use: Alleged unauthorised change of use of the land as a touring and camping site	