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**MINUTES OF THE ORDINARY PARISH COUNCIL MEETING HELD
IN THE PARISH ROOMS BREAGE ON TUESDAY 2 FEBRUARY 2010 AT 7.00 P.M.**

Present: Cllr J Keeling (Chairman)

Cllr T Best
Cllr Mrs P Darby
Cllr Mrs A Greenstreet
Cllr B Nicholls
Cllr M Phillips
Cllr Ms C Rashleigh
Cllr P Shrimpton
Cllr R Wyvern Batt

16 Members of the Public
PCSO Ceri Sadler
Julian Payne Environment Agency
Mrs C Macleod (Clerk)

The Chairman welcomed everyone to the meeting.

1. APOLOGIES FOR ABSENCE

To note apologies for absence

Apologies were received from Cllr Higginson who had returned from holiday in the early hours and Cllrs Ackland and Greenough who were attending a Pantomime rehearsal.

2. DECLARATIONS OF INTEREST

To note declarations of interest in accordance with LGA 2000 - Members and officers to declare personal and prejudicial interests (including details thereof)

a) in respect of any items on this agenda

Cllr Keeling declared a personal interest in item 9, Planning stating that 'As a reserve member of the Planning West Committee I will not make a final decision on any planning matter until I have heard all the evidence and arguments'. He added that he would not vote on any of the Planning Applications.

b) in respect of gifts of a value of more than £25

There were none.

c) Members to give consideration as to whether their Register of Interest forms are fully up to date

Nothing was reported

3. TO CONFIRM THE MINUTES OF THE ORDINARY PARISH COUNCIL MEETING HELD ON 19 JANUARY 2010

It was proposed by Cllr Keeling, seconded by Cllr Nicholls and unanimously resolved that the minutes of the Ordinary Parish Meeting held on 19 January 2010, with one amendment, be signed as a true and correct record. The amendment was: Cllr Shrimpton's apology for absence to be added.

4. CHAIRMAN'S ANNOUNCEMENTS

The Chairman announced that he would be away for a week from 5 February 2010.

5. POLICE REPORT

To receive and discuss any police report received and other police matters

PCSO Ceri Sadler gave the following report:

'There were two crimes reported to the police last month. These were a theft of a boy's red pedal cycle from Godolphin Cross and a racially aggravated incident that caused alarm and distress.

'This compares to eight crimes reported to the Police at the same time last year. This is a significant drop and without tempting fate, long may it last.

'We are holding a PACT surgery in your Parish on Tuesday 2 March 2010. We are hoping to be able to park the van at Trevena Cross Nurseries at 11.00 a.m. Please help to make this a success by telling all you Parishioners so that they can come to us with any concerns and we can introduce ourselves accordingly.'

Leaflets were left advertising The Media Bus that will be at Carleen Village Hall in the car park on Tuesday 23 February 2010 from 10.00 a.m. to 9.00 p.m. This is a free, one day course in photography or film making for 19 – 25 year olds. A place may be booked by ringing 0844 842 5454 and there are more details at www.themediabus.co.uk.

The Chairman invited questions from Councillors and members of the public

Cllr Best asked if PCSO Sadler could report on success of solved crimes but she apologised as she had checked this matter and is unable to report on solved crimes.

PCSO Sadler was thanked for attending and giving her report.

6. PUBLIC PARTICIPATION

Members of the public may raise subjects they wish to bring to the attention of the Parish Council. Listeners should note that decisions cannot be made on items not on the agenda.

Public participation was held here from 7.03 to 7.13 p.m.

7. PRAA SANDS

a) To introduce and welcome Julian Payne from the Environment Agency who will report about expected erosion of Praa Sands shoreline

The Chairman welcomed Julian Payne from the Cornwall and Isles of Scilly Advisory Group and Mr Payne said that he would be speaking on the long-term issue of erosion in Praa Sands as listed in the Shoreline Management Plan. This is a strategic assessment of risk from coastal processes - flooding and coastal erosion - and the goal is to determine the best approach to managing risks that should be taken through the next 100 years: to help to reduce risks to people and to the developed, the historic and the natural environment. Also to inform policy makers and the public of the need for longer term solutions to natural coastal change and the impacts of climate change. Shoreline Management Plan 1 was produced in the 1990s and considered only 50 years ahead. The revision - Shoreline Management Plan 2 will map coastal risks, guide and support the planning system and have better consultation with stakeholders. 0-20 years, 20-50 years and 50-100 year risks will be considered. Current SMP Policies may no longer be practical or acceptable in the future. Mr Payne gave a very detailed slide presentation, showing specific photographs of the dunes and coast line at Praa Sands, addressing the slumping of the dune front in places, cliffing of the beach with peat layers exposed and showing that the cliffs are retreating. Policies that would be followed were either a) hold the existing defence line, b) advance the existing defence line, c) manage realignment or d) no active intervention.

Mr Payne spoke about climate change and the impact on sea level showing a graph that observed sea level changes in Newlyn from 1916 to 2004 and the prediction from 2002 to 2110 that showed a rise from 200mm to 1200mm. A review showing an indication of future erosion from 2025 to 2105 was shown. The Praa Sands coast was described as a sandy beach in front of low head cliffs of soft boulder clay with a climbing dune system above. The south-west facing beach is exposed to high wave energy and Mr Payne thought that beach material was from the cliffs. High levels of erosion are expected in the next 100 years causing a possible shoreline retreat of 120m. Castle Drive, Hendra Lane, residential properties, commercial properties and tourist facilities including 2 car parks at Sydney Cove are at risk. It is not sustainable to hold the shoreline at its current position.

No active intervention is proposed as far west as Praa Green with the loss of property and road likely to occur perhaps as early as 25 to 30 years time. This must be planned for and consultation undertaken with the local community.

West of Praa Green the preferred plan is to initially hold the line in Sydney Cove but to use managed realignment in the medium term to provide a transition between the eroding cliffs to the east and the more resilient shoreline position at Sydney Cove.

Concern was expressed that the fencing at the base of the dunes has collapsed. Recommended management would be to repair the current fencing to prevent access to vulnerable areas of dune. Erosion of the dune face would continue if beach users climbed the dune face for access or fun. Additional information boards at the car park and beach entrances would be beneficial to inform people why they should not access areas of the sand dunes. Removal of older fencing may also remove confusion as to where visitors are permitted to walk. Another recommendation is that access steps down onto the beach be extended. A monitoring scheme is recommended for the site to measure the rate of cliff retreat and change in beach levels.

Further stakeholder events will be held in March 2010. The SMP would be finalised in May-June and published and implemented in July-August 2010. Julian German will present the public consultation document to members on 4 March 2010 and the public launch will take place after that.

The Chairman asked for questions.

Cllr Best asked if the Environment Agency would bear the full cost of the shoreline management. Mr Payne explained that this would not be so and that Partnership funding would have to be sought and the burden spread. Cornwall Council would come to the Environment Agency for funding; AONB would be involved as would SW Water.

It was asked if a meeting could be held in Praa Sands Community Centre so that more people could be made aware of the risks. Mr Payne would look into the possibility and make contact with the Clerk to enable her to book the hall.

It was stated that prediction of erosion was made in the 1990s and gardens had since fallen. Mr Payne was asked why nothing was done. He explained that finance is limited and where to use the money would be a very difficult decision.

It was asked if off-shore breakers would help. It was thought that these are not suitable for an AONB.

It was asked if the properties at risk had been quantified and what the cost would be. Apparently there had only been a broad assessment. It was queried if the cost could be assessed.

Off-shore barriers that had been used at Sidmouth 15 years ago had apparently been successful but perhaps were not good visually. It was suggested that car tyres were very stable and could be out of sight for a good deal of the time.

The reason for nothing being considered at the bottom end of the beach was queried. Mr Payne advised that this area was not eroding as fast as the other parts. Surprise was expressed that the cliffs were considered to be clay based as

the person querying this believed them to be silica based. Mr Payne's explanation of the beach material being from the beach was queried as it was felt that shingle came from off shore and that this travels to Rinsey and then to Praa Sands.

It was asked that the consultation get maximum publicity.

A vote of thanks to Mr Payne was proposed by Cllr Keeling, seconded by Cllr Best and unanimously resolved.

- b) To consider the points raised in Mrs Anthony's e-mail of 10 January, to review the current arrangements and to consider the suggestion that that a second Councillor become fully conversant with the matters of Praa Sands thus easing the burden on Cllr Keeling**

The Chairman asked that Councillors who may be interested in becoming more involved the matters of Praa Sands and would like to help him should inform the Clerk. This would give all Councillors a fair chance as the full-compliment of Councillors was not present at the meeting.

- c) To discuss removal of earth bund –triangle Praa Green so that the triangle is no longer separated from the Green**

The Chairman wondered if fencing would be suitable instead of the bund. There must be access to the triangle. The triangle could be landscaped but this would restrict access to the Green. No decision was made.

8. REPORT FROM CORNWALL COUNCILLOR

Cllr Keeling gave the following report:

'Though only a couple of weeks since my last report it seems a lot longer. I chaired a public meeting in Wadebridge Town Hall just over a week ago to hear the public's views on the options regarding the future of the council offices at Higher Trenant, a modern and recent office block, housing over 100 council employees. Quite a lively event, though nobody actually threw anything at me or the committee. This brought home to me the wider responsibilities of a Cornwall Councillor. This was the first time a scrutiny committee has been out to seek public views and it as set precedence for the future. In fact I am chairing a follow-up meeting in Camelford this Thursday evening.

'I attended a cabinet meeting at County Hall last Monday (25th) two major issues, Isle of Scilly Link Partnership and the Corporate Business Plan (Budget). The former is a very emotive issue that's been going on for some time now, but it is most imperative that the service to the islands is not put in jeopardy. In short a decision was made to make every effort to secure planning permission and listed building consent for the works associated with option A (comprising freight and passenger facilities on reclaimed land at the harbour, pier extension and rock armour protection) as opposed to option C (freight deport at Longrock, passenger terminal in Trinity house, pier extension and rock armour protection to the pier). There has been a lot of fuss lately about this and I wonder if communications could have been better.

'On the budget there was little opposition to the proposals, given that the consideration of the proposals has enabled wider councillor participation in the debate about allocation of additional resources, saving targets and the budget process in general. Subject to further debate at the full council meeting on the 16th February; the Cornwall Council's net revenue budget for 2010/11 will be set at £451.904m with a band D council tax of £1,244.41 (an increase of 2.9% on 2009/10). This represents an increase of 67 pence per week for band D council tax payers.' Cllr Nicholls expressed concern over the matter of reported 'twittering' during Cornwall Council meetings. It was proposed by Cllr Nicholls, seconded by Cllr Keeling and unanimously resolved that the Clerk write to Mr Lavery, CEO Cornwall Council, informing him that Breage Parish Council found the behaviour of 'twitter gangs' at Cornwall Council meetings to be outrageous.

9. PLANNING

a) TO CONSIDER PLANNING APPLICATIONS RECEIVED FROM CORNWALL COUNCIL

Cllr Keeling abstained from voting on all Planning Applications.

PA09/01590/F - Mr B Williams – Penvarne, Trewithick Road, Breage, HELSTON, Cornwall TR13 9PZ

Conversion of a barn to form a dwelling and installation of septic tank

Cllr Keeling wondered if 3 bedrooms might detract from the character of the barn but thought the principle could be supported as local needs for local people. All other Councillors were fully supportive of the application. **It was proposed by Cllr Rashleigh seconded by Cllr Best and resolved, with one abstention but unanimously supported by all voting Councillors, to fully support the application.**

PA09/01634/F – Godolphin Primary School –Godolphin Crescent, Godolphin Cross, HELSTON, Cornwall TR13 9RB

Erection of canopies, raised decking terrace and alterations to window and door openings of school

It was proposed by Cllr Greenstreet, seconded by Cllr Nicholls and resolved, with one abstention but unanimously supported by all voting Councillors, to support the application.

PA09/01648/F – Bronzemill Limited – Cornwall Motel, Main Road, Ashton, HELSTON, Cornwall TR13 9SX

Demolition of existing motel and associated buildings and erection of 18 self-catering units of holiday accommodation

Councillors felt it important that something is done at the Cornwall Motel site without further delay. However, **it was proposed by Cllr Rashleigh, seconded by Cllr Best and resolved, with one abstention but unanimously supported by all voting Councillors, to continue to support the split-use idea for the motel site and to support the previous comments made regarding the pre-application rather than this actual application.** The previous comments read as follows:

'Councillors agreed that comments made at the pre-planning meeting on 3 November 2009 had been taken into account by the architect and the new drawings showed this. However, the Council is still very keen for the site to include affordable homes. Mr Alton has advised that he is happy to submit an application on behalf of his client for a mixed development of 8 holiday units, 5 residential units and 5 affordable housing units alongside the original application. This option would have the Parish Council's backing and it was unanimously supported at the meeting and they resolved to request that Mr Alton submit the second application.' (This request has been made to Mr Alton.)

Councillors expressed concern about the small number of parking spaces and about sewage arrangements as these matters had been raised by members of the public at the meeting. Council added a rider that the application be considered by the Planning Committee in due course.

- b) **TO CONSIDER MAKING ADDITIONAL COMMENTS FOLLOWING RECEIPT OF AMENDED PLANS FROM CORNWALL COUNCIL PA09/01518/F – Mr & Mrs Roy and Jane Kettle – Praa Sands Hotel, Chy An Dour Road, Praa Sands, PENZANCE, Cornwall**
Demolition of existing hotel and erection of 8 apartments and associated parking
It was noted that a Parishioner had provided a list of objections and had also attended the meeting to express his concerns. He had also informed Cornwall Council of these concerns.
A comment was made that the wood at the rear of the properties looks like ‘garden sheds’.
Councillors had no additional comments to make on the amendment and welcomed the improvement to visibility. **It was proposed by Cllr Best, seconded by Cllr Nicholls and resolved, with one abstention but unanimously supported by all voting Councillors, to make no additional comments but to raise the sewage and parking issues brought to the Council’s attention by members of the public. As it is such a large application, Councillors requested that the Planning Committee consider this application.**
- c) **TO NOTE NOTICES OF CONDITIONAL PERMISSION FOR DEVELOPMENT RECEIVED FROM CORNWALL COUNCIL PA09/01418/F – Mr & Mrs R Brew – Cherry Tree Cottage, Herland Road, Godolphin Cross, HELSTON, Cornwall TR13 9RA**
Erection of an extension and alterations to dwelling
- d) **TO NOTE NOTICE OF REFUSAL OF PERMISSION FOR DEVELOPMENT**
There were none.
- e) **TO CONSIDER APPLICATION FOR CERTIFICATE OF LAWFULNESS RECEIVED FROM CORNWALL COUNCIL PA10/00014/LU - Mr C Durrans - The Little Cottage Sea Meads Praa Sands Penzance Cornwall TR20 9TA**
Certificate of Lawfulness for the existing use of a building as a dwelling
Members of the Public who attended the meeting confirmed during Public participation that the place has existed for the length of time enquired about and informed the Council that this is the second oldest building in Praa Sands. It was proposed by Cllr Keeling, seconded by Cllr Best and unanimously resolved that Councillors had no knowledge of the use of The Little Cottage. Parishioners had commented on their recollection of the use and these comments would be sent to Cornwall Council.
- f) **TO NOTE CERTIFICATE OF LAWFUL USE OR DEVELOPMENT RECEIVED FROM CORNWALL COUNCIL PA089/01011/LU – Miss C Williams – The Caravan Adjacent to Shenick, Lower Keneggy Lane, Germoe, PENZANCE, Cornwall TR20 9AP**
- g) **TO NOTE APPEAL AGAINST REFUSAL OF A HOUSEHOLDER APPLICATION RECEIVED FROM CORNWALL COUNCIL PA09/01060/F – Mr J Skelton – Pine Cottage, Godolphin Bridge, Townshend, HAYLE TR27 6AR**
Erection of a domestic garage and equipment store (amended scheme)
- h) **TO CONSIDER ADDITIONAL PLANNING APPLICATIONS RECEIVED AFTER PUBLICATION OF THE AGENDA UP TO 12 NOON ON FRIDAY 29 JANUARY 2010**
There were none.

10. FINANCE

a) To approve February payments

Cllr Nicholls confirmed that he had checked the payments.

96	BT	dd	Phone Parish Rooms	£64.91	£10.93	£75.84
97	E H Hosking	102715	Bus shelter cleaning year	£70.00		£70.00
98	Viking Direct	102716	Inks	£188.90	33.06	£221.96
99	Stephen Babbage	102717	Shelving in office	£102.46		£102.46
				£426.27	£43.99	£470.26
	Mrs C L Macleod	102710	Clerk’s Salary January			
	PO Ltd HMRC	102711	PAYE	£127.20		£127.20
	PO Ltd HMRC	102711	Employer’s NI	£89.58		£89.58
				£216.78		£216.78
	Mrs C L Macleod	102718	Travel 18.5 ml @ 53p	£9.80		£9.80
			Parking	£0.50		£0.50
				£11.80		£11.80
	Mrs C L Macleod	102719	Petty Cash reimbursement	£66.08	£1.85	£67.93
	R Treloar	102720	Caretaker Honorarium	£25.00		£25.00
				£745.93	£45.84	£791.77

It was proposed by Cllr Nicholls, seconded by Cllr Best and unanimously resolved that the payments as shown above be authorised for payment.

b) **To acknowledge receipts**

The following receipts were acknowledged: Burial fees £120; Admin donation £4.50

c) **Clerk to provide Bank balances**

As at 31 January 2010: Current: £2,041.20; Tracker: £9,346.96; Petty cash: £32.07.

11. FOOTPATHS

a) **To sign claim for final LMP payment 2009/2010**

It was proposed by Cllr Darby, seconded by Cllr Nicholls and unanimously resolved that a final LMP payment claim for £120.82 be signed. The claim was signed by the Chairman and countersigned by the Clerk.

b) A footpath meeting had still to be arranged. The Chairman to let Cllr Darby have dates when he is available.

12. HIGHWAYS

A temporary road closure for patching and drainage works in St Aubyn's Square, Breage from 8 to 17 February, 0730 to 1800 hours was reported by the Clerk. **It was proposed by Cllr Keeling, seconded by Cllr Best and unanimously resolved that the temporary road closure for patching and drainage works in St Aubyn's Square, Breage from 8 to 17 February, 0730 to 1800 hours be noted.**

13. STREET LIGHTING

a) Reply re: Street light Sethnoe Way - This is on the waiting list

The Clerk read out the following reply received from Cornwall Council re: a new street light in Sethnoe Way:

'Yes the request is on the outstanding list although we still currently have no funding available for new lighting and are unlikely to have for the foreseeable future.

'In addition, if/when funding becomes available and the request is looked at, we will be looking to install a system of lighting due to the concerns as already mentioned. A single isolated light along a stretch of road can introduce a safety hazard to road users. It also seems that a single light here will not bring any benefit to users on the highway itself since the rest of the road will still be in darkness for any residents wanting to walk into the village to the pub, village hall etc.

'A detailed investigation will take place once any funding is received.'

b) 2 faulty lights at Godolphin had been reported and repaired.

14. CEMETERY/CLOSED GRAVEYARDS

Progress of path in War Memorial Graveyard

Cllr Phillips reported that Theobalds had been asked to complete the path before the end of February.

15. TREWELL GREEN

Vanessa Davies has now passed the relevant information re: obstruction and interference of Trewell Green to Steve Crummay to enable him to take action, saying that it appears to her that the appropriate powers, should Cornwall Council think it appropriate to take action, may be those detailed in s38 of the Commons Act 2006. Cllr Darby read out the copy correspondence received by Mr Darby. Mr Darby's name has been given to Mr Crummay as local contact.

16. OPEN SPACES

Request from Open Spaces Society for local knowledge comments re: non-registration or mistaken registration under the Commons Registration Act 1965 Carnkie Common and Viscar Common Wendron

It was proposed by Cllr Keeling, seconded by Cllr Wyvern Batt and unanimously resolved that no comment be made re: non-registration or mistaken registration under the Commons Registration Act 1965 Carnkie Common and Viscar Common Wendron

17. REPORT FROM CLERK

a) Playsafety have booked inspections for Breage and Ashton Playing fields. This is usually carried out in April.

b) The Clerk reminded Councillors that at the last meeting you were asked to consider nominating a member to serve as a representative or as a substitute on the West Cornwall Local Action Group. This is the delivery arm of the West Cornwall Local Development Strategy which has received £1.8M funding. This will be placed on the next agenda to give Councillors additional time to consider.

c) The Clerk reported that the bus shelter for Ashton had been ordered.

18. MEMBERS' REPORTS TO THE COUNCIL AND REPORTS FROM OUTSIDE BODIES

Cllr Best asked that a Parish Council visit to Cornwall Council be arranged. The Chairman was sure that this was possible. Cllr Rashleigh reported that the Cornish hedge at Trevena Cross, rebuilt when the new footway was installed has soil pouring from the base. This is regularly happening and not just in wet weather. It is dislodging stones at the base of the hedge. The Clerk was asked to report this matter. Cllr Rashleigh also reported that someone has driven over Breage Green and there are very deep tyre marks there. The Clerk was asked to contact the Handyman to find the cost to repair and reseed. Cllr Rashleigh had received a message from Colin Bayes to say that because of the recent delays through snow problems, the Troon Row work would not be carried out until late February.

Cllr Greenstreet remarked how nice the new gate looks at Godolphin Cemetery. Cllr Phillips reported that the Church had paid for this.

Cllr Darby asked if the glass on Carleen bus shelter could be cleaned as it was full of green mould. The Clerk advised that she has already arranged for this to be done.

Carleen Village Hall

The pantomime, Snow White, is on 17, 18 and 19 February at 7.30 p.m. and on Saturday 20th at 2.30 p.m. £4 for adults, £3 for Seniors and children. There is a Flea Market on Saturday 6th and a Quiz on the 27th.

Cllr Phillips reported that there is no road sign for Pellor road. The Clerk has reported this to Jody Chilton and it has been put on the list.

Praa Sands

Cllr Keeling reported that the lift in the road at Praa Sands had been sorted and that R & Js is having beams repaired inside the building. Haulfryn – There is to be an environmental impact assessment and the application will be resubmitted.

19. CORRESPONDENCE

To note any correspondence received since the agenda was published

Cornwall in Bloom - Saturday 27 February 2010, 10.00 a.m. to 3.00 p.m. New County Hall – Presentations, discussion groups, question and answer panel. Free parking and lunch.

CALC – Annual Conference & AGM Saturday 20 February 2010, starting at 10.00 a.m. £30 each + VAT– workshops etc.

AGM 2.00 p.m. Cllr Phillips volunteered to attend. **It was proposed by Cllr Keeling, seconded by Cllr Nicholls and unanimously resolved that Cllr Phillips represent the Council at the CALC Conference and AGM and that the fee be paid by the Council.**

20. TO RECEIVE ADVANCE NOTICE OF ITEMS FOR NEXT AGENDA

Visit to Cornwall Council.

21. TO CONFIRM THE DATE AND TIME OF NEXT MEETING - Ordinary Parish Council Meeting on Tuesday 2 March 2010 at 7.00 p.m.

Tuesday 2 March 2010 at 7.00 p.m. was confirmed. The Clerk reminded Councillors of the Housing Meeting on Tuesday 23rd February at 7.00 p.m. This meeting is for Councillors only.

There being no further business, the meeting closed at 8.46 p.m.

BREAGE PARISH COUNCIL

MINUTES OF PUBLIC PARTICIPATION DURING THE PARISH COUNCIL MEETING HELD ON TUESDAY 2 FEBRUARY 2010 IN THE PARISH ROOMS BREAGE AT 7.00 P.M.

At 7.03 p.m. the Chairman invited members of the public to put forward any concerns they had, or issues they wished to make known to the Parish Council, in regard to any items on the agenda.

Mr & Mrs Harvey from Lighthouse Farm next to the Cornwall Motel had discussed their concerns with the Chairman and will contact Mr Alton the Architect.

Mr & Mrs Ostin had attended because of the Planning Application regarding Lawfulness for The Little Cottage.

Mrs Board asked if a footpath meeting had been arranged. It had not but she would be informed of the date when once it had been arranged. She also spoke about the gulley at the bottom of Pengersick Lane, Praa Sands, which was still flooding onto the Green, even after being cleared, because the bottom pipe needs unblocking again. Mrs Board spoke about The Little Cottage, Praa Sands, confirming that she had lived in Praa Sands for 46 years and saying that the annexe had been used in the past as a bed-sitter for family and friends and then for carers of the elderly couple who had lived there, back about 12 years. Little Cottage has 2 bedrooms, 1 up, 1 down and other rooms used for toilet and washing facilities. The elderly couple had carers day and night and there is a notice on the gate by the garage asking for it not to be obstructed as there are day and night carers. Mrs Board has been into the annexe when the cottage was for sale. Little Cottage is small and the annexe is a useful extra room.

Mr Darby said that he looked forward to items 15 and 16.

Mr Rudlin had concerns about the Praa Sands Hotel Planning Application and had supplied the following list of concerns that had been circulated to Councillors:

'In December 2009, I informed Miss McLennan, at Cornwall Council, that I was happy to see the former hotel replaced, However, the original application claimed that effluent would be discharged to mains sewers. There are none, and we consider that former arrangements would need replacing. It also claimed there were six parking spaces on the site, whereas there are none. The intended parking provision, I also considered very inadequate. There is no provision for access of machinery and delivery of materials etc. to the site during construction to avoid disruption to other traffic, over what will be a long period of time.

'After considering the Design and Access Statement - Revision A Jan 2010, I now wish to object to the application and have made the following specific comments to Miss McLennan:

'Should there be a Planning Application Notice posted on Chy An Dour Road? There is none.

*'Re. **Page 12***

6.4 *The description of parking is inaccurate. I'm sure we would remember the congestion that roadside parking would create, both then and now.*

Having lived here for 42 years it is my memory that, historically, Hotel parking was on both sides of Greenways (bridleway 47), on what is now the basketball court, and the southern section of the Spider House site. Chy An Dour Road was only used for loading/unloading and deliveries, to service the Hotel, after which the vehicles reversed out onto Pengersick Lane, as there was no provision for turning. Any parking in the road was mostly short term.

6.5 *The current state of the end of the road acts as reliable traffic calming. However with the traffic movements during demolition, and building, there is likely to be severe wear and tear, the repair of which needs to be considered/specified. I cannot see it being considered separately, at a later date, and ask that it is incorporated in any restrictions that the Council considers appropriate before giving permission. The best solution would be to tarmac to the eastern boundary as already considered. Prospective purchasers of the accommodation would appreciate it, I'm sure. If there is an owner, I doubt there would be any complaints. One Chy an Dour Rd. resident did tarmac their frontage some years ago and has not had any.*

The 'visibility plays' will make little or no difference to the hazards of this junction.

'Page 11 *The photograph shows what is now Spider House, at the very end of Chy An Dour Road. Currently this property incorporates the Applicants' residence and two holiday letting apartments. The length of road shown is the only parking available to residents and occupants of the three units. This already creates some difficulties in access to/from the road, by reducing it to a single carriageway.*

With the proposed parking spaces on the hotel site there is no room for any 'roadside' parking, and vehicles servicing the site, both during and after development, would mostly have to reverse in from, or out onto, the cross roads, where visibility to the north is exceedingly poor.

I consider that this junction is already enough of a hazard and that the obvious future increase in traffic requires serious reconsideration regarding number of parking spaces and provision for manoeuvring.

'Page 13 *The western boundary of the development site is different to that shown on other drawings. Why is there a discrepancy?'*

Cllr Geake, Vice-Chairman Germoe Parish Council spoke about the Cornwall Motel Application. He had attended the pre-application meeting. He regretted that there was no opportunity for affordable housing and also expressed concern about how the site will be lit. He said how lovely it had been with no lights there. His other concern was the sewerage that would pass under the road to Germoe. He asked that Breage's comments be sent to Germoe Parish Council as it would be discussed at their meeting on Thursday.

Mr & Mrs Williams had a Planning Application on the agenda [PA09/01590/F](#) for Penvearne, Trewithick Road, Breage. Mr Rayment spoke about parking issues at the Praa Sands Hotel. At the last meeting Mrs Kettle had assured the meeting that there were spaces other than the 8 shown but Mr Rayment was concerned as these spaces have a chain across and he felt that they will continue to be used by the public who cannot find room to park at the basketball court. Mr Rayment also expressed concerned regarding the number of parking spaces at the Cornwall Motel development. The application was for 18 units but there were only 21 parking spaces. He felt there should be more provision. Public Participation ended at 7.13 p.m.