

BREAGE PARISH COUNCIL

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68/11

Parish Rooms

Breage

Helston

TR13 9PD

MINUTES ORDINARY PARISH COUNCIL MEETING HELD IN THE PARISH ROOMS BREAGE ON TUESDAY 6 SEPTEMBER 2011 AT 7.00 P.M.

Present: Cllr J Keeling (Chairman)
Cllr Mrs J Anthony
Cllr A Best
Cllr Mrs T Board
Cllr S Caddick
Cllr T Coleman
Cllr Mrs P Darby
Cllr Mrs A Greenstreet
Cllr Ms C Rashleigh
Cllr P Shrimpton
*Cllr Mrs R Wyvern Batt

Mrs C Macleod (Clerk)
PCSO Ceri Sadler
6 Members of the Public

The Chairman welcomed everyone and wished them a good evening.

1. FIRE EVACUATION PROCEDURE

The Clerk read out the Fire Evacuation Procedure.

2. TO NOTE APOLOGIES FOR ABSENCE

Apologies for absence were received from Cllr Ackland who is unwell.

3. 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)

Cllr Mrs T Board's permanent declaration of interest in accordance with LGA 2000: 'My beneficial interest in Breage Parish Council owned land registered V.G.621 Praa Green, is that my adjoining property has gate access.'

a) in respect of any items on this agenda

There were none.

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

4. TO CONFIRM THE MINUTES OF THE ORDINARY PARISH COUNCIL MEETING ON 2 AUGUST 2011 AND THE EXTRAORDINARY MEETING ON 18 AUGUST 2011

It was proposed by Cllr Keeling, seconded by Cllr Shrimpton and unanimously resolved that the minutes of the Parish Council Meeting held on 2 August 2011 be signed as a true and correct record.

It was proposed by Cllr Keeling, seconded by Cllr Shrimpton and unanimously resolved that the minutes of the Extraordinary Parish Council Meeting held on 18 August 2011 be signed as a true and correct record.

5. CHAIRMAN'S ANNOUNCEMENTS

The Chairman announced that there would be Beachwatch clean-up at Sidney Cove, Praa Sands on 17 September, to start at 9.00 a.m. This beach was adopted by Breage Parish Council and this is the third year the clean-up will have taken place. The Chairman said that Mrs Hodges had kindly offered free parking at her Maggie's Patch car park. The Chairman hoped that there would be some Councillors among the volunteers.

6. POLICE REPORT

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

PCSO Ceri Sadler gave the following report:

'There have been eleven crimes reported to the police in the month of August.

'These consist of 6 Burglaries, 4 Thefts and 1 case of Criminal Damage.

'The Burglaries were in Great Work , Polwhele and Carleen areas.

'Two of the Thefts were at Praa Sands, from the beach, and the others were from the Breage area, one from an insecure shed.

'The case of Criminal Damage was to a sign on a gate in Breage.

'All these crimes are pending further investigation.

'Please do not hesitate to contact the police if you see anything suspicious in your parish.'

PCSO Sadler added that there is now a new non-urgent number: 101, which is much easier to manage than the former 11 digit number. A total phone call to the 101 number will cost 15p.

The Chairman asked for questions.

Cllr Anthony spoke about the traffic problems at Praa Sands on the day of the recent Raft Race. She asked about the Police role in overseeing the problems. PCSO Sadler replied that parking problems would be the jurisdiction of Enforcement, which would mean the Traffic Wardens.

Cllr Anthony asked if it would be up to the organisers to sort this and was told that it would not necessarily be so.

The Chairman said that the day had been exceptionally busy because of the popular event and the fantastic weather. There had been many holidaymakers present. He added that he would speak about this in his Cornwall Councillor's report.

PCSO Sadler was thanked for her report and she left the meeting at this point.

7. 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 7.10 to 7.28 p.m.

BROUGHT FORWARD ITEM 10a)

The Chairman then brought forward, because of the amount of public interest, the following Planning items that had been received after the agenda was printed:

PA10/03122 – Mr G Anstee – Engine House Cottage, Poldown, Breage, HELSTON, Cornwall TR13 9NN

Change of use of former engine house to form holiday accommodation and installation of a septic tank

PA10/03123 – Mr G Anstee – Engine House Cottage, Poldown, Breage, HELSTON, Cornwall TR13 9NN

Listed Building Consent for alterations to building

He asked the Councillors to consider the applications but added that the Planning Officer has requested an amended Application and Design and Access Statement.

Cllr Rashleigh said that the length of the lower balcony had been reduced.

Cllr Anthony said that she does not support the change of use, PA10/03122, as she does not think it appropriate. She considered the Engine House to be a monument to Cornwall's mining past.

Concern was also expressed about the habitat of barn owls and bats, as the shaft is a prime habitat. The World Heritage Site significance was emphasised and Cllr Anthony felt that the Engine House should be kept as it is.

Cllr Rashleigh endorsed the concern over wildlife habitat.

Cllr Board felt that if the building were maintained and sympathetically managed it could be secure for centuries to come and if not it would just fall down. She did not like the design as there are stairs on all levels. From the Mezzanine, two floors have to be gone down to reach a toilet. She asked if a lift would be more appropriate.

The Chairman added that as these are not the final plans the Council would be unable to vote either way.

Cllr Coleman agreed with Cllr Board that if the building were not repaired it would fall down. He was not against modernisation but felt that more information was needed before making a decision.

Cllr Shrimpton agreed with this. He felt that the building should be kept alive and not be left to rot. However, he too had issues about the wildlife situation and agreed that there was insufficient information.

Cllr Wyvern Batt asked if there could be public visiting access as it is a World Heritage Site and was told there would be no public access for visitors. She asked therefore, why concern had been expressed about access if it would only be one more family at a time using it. It was explained that it was felt that the access would be over other peoples' land.

The Chairman explained that if in the end the Parish Council agreed to disagree with the final planning the applications could go to full committee.

It was proposed by Cllr Shrimpton, seconded by Cllr Greenstreet and unanimously resolved that the Clerk request more information from the Planning Officer and that no comment be made until the new information had been fully discussed.

Cllr Anthony said that a time-extension would be needed and the Chairman said that the Clerk could ask for this should it prove necessary.

8. PRESENTATION BY ANDY TANNER FROM PLUG INTO THE SUN RENEWABLES

a) Introduction of Mr Tanner and his Presentation

The Chairman introduced Mr Tanner and thanked him for attending. The public were invited to also ask questions. Mr Tanner explained that used to work as an Environmental and Recycling Officer for the County Council but was concerned about fossil fuels running out and was keen to promote solar usage and had therefore retrained as an electrician and builder and then further trained to install solar panels and Plug into the Sun was established in 2005. The business has won awards and helped homeowners, businesses, schools, councils, NHS, etc. to save energy and he thanked the Parish Council for inviting him to speak.

b) To discuss the possibility of installing solar panels at the Parish Rooms/other Parish buildings

Mr Tanner explained that he would run through the series of pictures of various panels that he had with him. Any questions would be answered.

The Chairman asked about CEP, Community Energy Plus. Mr Tanner is on their approved list of suppliers. It is possible to obtain free electricity as a Community Group, domestically or as a Parish, the feed- in tariff being viable. The panels can be installed at no cost but only free electricity used would be provided and no payment would be made for the excess generated. This electricity would only be available during daylight hours.

Mr Tanner showed pictures of varied solar panel installations showing solar farms, solar panels and solar slates giving the details and costs of each installation shown. Loans are apparently available at 6% interest. If the panels are purchased, a fee is paid for the excess electricity and the cost of the panels can be covered in a few years.

He explained that virtually no maintenance is needed and that a 20-year warranty is given. The service provider would be qualified to carry out repairs.

Mr Tanner was asked how critical the roof position is. He explained that south facing is ideal, 30-40%, south-east to south-west would experience a 5-10% loss and east to west would experience a 15-20% loss.

The Chairman asked about the cut-off date which is 1 April 2012.

Cllr Caddick asked how technology has advanced in the last 30 years. Mr Tanner said that technology is quite slow but it had advanced from 180w to 230w in the previous 10 years and to 240 – 250w last year.

It was asked if planning permission was required and Mr Tanner said that it is in conservation areas. The Chairman explained that this area of Breage is a conservation area.

The Chairman asked about the Parish Rooms building, being west facing and east at the rear plus church tower shading. He felt that it would not be viable. It was explained that other public buildings could be included, like the church, school, village shop, village hall, etc.

Questions were asked about the size and height of the panels. The size is 1½ m x 1m and the height is 150ml off the roof, a slate roof bracket, lead flashing and slate backing aiding the removal of water.

A question was asked about farming areas. The cost for 50kWp system would be approximately £110,000 - £120,000 but there would be £20,000 a year income from that, with a feed-in tariff of 33p guaranteed for 25 years.

Mr Tanner said that he would leave booklets with the Clerk. The Chairman advised that people could make contact about solar usage via the Clerk. Mr Tanner stressed that no sales people would call, just a surveyor to assess the property and explain the different options. This service is free with no obligation.

The Chairman thanked Mr Tanner for his presentation and Mr Tanner expressed his thanks and left at this point.

9. REPORT FROM CORNWALL COUNCILLOR

Cllr Keeling said that he had today given a goodbye speech to Lady Mary Holborow, Lord Lieutenant, who retired today. He commented on her attendance at the opening of Trelawney House and what a fantastic job she had done on that day. Colonel Edward Bolitho will be taking over as Lord Lieutenant and Cllr Keeling thought that Lady Holborow's boots would be big to fill.

Cllr Keeling then gave the following report:

'Along with most other Cornwall Councillors I have taken the opportunity of enjoying a break from council work during August. Nevertheless, the needs of the community and Cornwall in general don't go away and still need to be addressed. The issue of Concessionary Travel and cuts in funding for this statutory duty raised its ugly head during the month and an inquiry day was held to investigate and inform councillors as to why this situation has occurred half-way through the financial year. More information on this is in "Cornwall Councillor's Views".

'Following a visit to Breage Parish Council reference the possible transfer of public conveniences at Praa Sands, by Cornwall Council Officers, I have to say that I was very disappointed by the presentation to the Parish Council and the general theme of devolving cuts to the council rather than proper arrangements under an active partnering scheme. Unless Cornwall Council comes up with a workable plan for small parish councils, in particular, then I fail to see the benefit of the consultation process on this matter. I will be discussing this matter with both the portfolio holders, Cllr Tovey and Cllr German.

'I have been out and about hunting for "Wild Tortoises" recently following Cornwall Councils decision to license a Tortoise Sanctuary near St Austell as a Zoo! In my view this is way over the top and to class tortoises as wild animals is a bit hard to swallow. Notwithstanding the legislation surrounding the licensing of establishments, I have asked for an explanation for the decision; given that local authorities should and can provide a common sense approach to the maze of regulations and legislation pushed out by central government. Maybe I should ask what precautions and advice has been put in place to protect members of the general public from possible attacks by tortoises who escape from captivity. More information on this is in "Councillor's View".

'Locally, the great raft race at Praa Sands was spectacular and hosted more people than I have seen for many years. I noted that the public toilets were nearly overwhelmed and I will be asking, very nicely, if the organisers could arrange for some portaloos to be delivered on site next year.

'On the question of toilets, I met with Dave Vincent to discuss the condition of the conveniences. The general condition is not too bad, but it is the cleanliness that needs to be sorted and Dave is meeting with the cleaner's supervisor to work out a routine of cleaning to bring the toilets up to standard. Mr Vincent recently contacted me to say that he made it abundantly clear that the cleaning needs to be brought up to scratch and more spot checks need to be made.

'Chevrons at Boscreage Corner, on the road from Ashton to Godolphin: I now have it confirmed that chevrons and other warning signs will be put there to prevent any accidents in future. My son-in-law nearly came to grief there when driving back to Ashton from Godolphin recently, which emphasizes the fact that not everybody is familiar with our quirky lanes and visitors to the area are most at risk.'

10. PLANNING

Cllr Keeling's statement: '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'.

a) **TO CONSIDER PLANNING APPLICATIONS RECEIVED AFTER PUBLICATION OF THE AGENDA UP TO 12 NOON ON FRIDAY 2 SEPTEMBER 2011**

See brought forward item above.

b) **TO RECEIVE CONDITIONAL APPROVAL FOR PLANNING APPLICATIONS FROM CORNWALL COUNCIL**

PA10/05984 – Mr & Mrs P Meggyesi – An Skyber, Rinsey, Ashton, HELSTON

Conversion of a barn and piggery into dwelling

PA11/00839 – A Michaelis - Little Cottage, Sea Meads, Praa Sands, PENZANCE, Cornwall TR20 9TA

Construction of replacement dwelling

PA11/01968 – Mr & Mrs F Old – Crava Farm, Ashton, HELSTON, Cornwall

Conversion of redundant barns into one four-bedroom dwelling and one two-bedroom dwelling and construction of single storey link extension

PA11/04048 – Mr P Downes – Higher Trescowe Farm, Trescowe Common, Germoe, PENZANCE, Cornwall

Change of use and conversion of redundant agricultural buildings to create a dwelling and 2 holiday lets

PA11/05715 – Mr & Mrs Smith – Post Cottage, Trescowe, Germoe, PENZANCE

Demolition of store & construction of conservatory

ADDITIONAL

PA11/05446 – Mrs J Luke – The Chalet, Sydney Cove, Praa Sands, PENZANCE

Certificate of Existing Lawful use of a building as dwelling house

PA10/07709 – Miss T Hill – 2 Sea View Terrace, Lower Kennegy, Rosudgeon, PENZANCE

Retention of Polytunnel for growing fruit and vegetables

WITHDRAWAL

PA10/03446 – Mr S Garrett – The Cottage, Oak Tree Lane, Higher Trescowe, Germoe, PENZANCE TR20 9RT

Change of use of land to private gypsy site to accommodate one static caravan

TO RECEIVE REFUSAL OF APPROVAL FOR PLANNING APPLICATION BY CORNWALL COUNCIL

PA11/05317 - Mr & Mrs K Thomas - Little Rosewarne, Godolphin Cross, HELSTON, Cornwall

Conversion of outbuilding to form holiday accommodation and associated works

ADDITIONAL

PA11/05634 – Mr & Mrs Penrose – Trewavas Farm, Trewavas, Trewithick Road, Breage

Change of use and conversion of a barn to form dwelling

- c) **To note that, on receipt of a request from the Planning Officer that PA11/05634 – Mr & Mrs Penrose – Trewavas Farm, Trewavas, Trewithick Road, Breage - Change of use and conversion of a barn to form dwelling, be decided by delegated powers, 8 of the Breage Parish Councillors who voted in support of the application at the meeting on 2 August 2011, agreed via the Clerk that this should be so and the Planning Officer has been informed**

This was noted.

- d) **To consider amendment to the s106 AGREEMENT re. 20 Breaca Close and provide observations to Cornwall Council**
The Chairman explained that this is to relax the agreement to allow repossession if the owner should default. The property will remain as affordable housing. Mortgage providers are reluctant to supply mortgages without this provision. **It was proposed by Cllr Coleman, seconded by Cllr Wyvern Batt and unanimously resolved to support the s106 AGREEMENT re. 20 Breaca Close and provide observations to Cornwall Council**

- e) **To provide comments re. The Revision of the Local Validation List – Cornwall Council**

The Chairman asked for this item to be deferred to the next agenda.

At this point Cllr Anthony asked that the Conditional Approval information for Sea Acres be chased up. The Clerk had received an explanation of why it had not be included in the approval list from the Senior Development Support and this was because: 'if an application has to be revalidated for any reason a box is automatically ticked to remove the application from the weekly list again. This can be avoided by un-ticking the box to include it on the list, but

sometimes this gets missed.' She had apologised for the omission and said that she would send a reminder e-mail round for people to check the box when revalidating. The Clerk was asked to chase up this matter.

- f) **To amend decision on Breage Parish Council's choice re. the options on the feedback form for e-planning from item 3 to item 2 - to 'receive hard copy applications and respond via the online register'.** The Clerk has requested this option. **It was proposed by Cllr Keeling, seconded by Cllr Darby and unanimously resolved that this amendment be retrospectively authorised.**

11. FINANCE

a) To acknowledge Audit Commission's approval of 2010/2011 audit figures

There had been a blank sheet on the comments page showing that all was in order. **It was proposed by Cllr Keeling, seconded by Cllr Shrimpton and unanimously resolved to acknowledge the Audit Commission's approval of 2010/2011 audit figures.**

b) To resolve to issue replacement cheque 102981 Fire Crest Fire Protection and to cancel original cheque 102969 as it was not received

It was proposed by Cllr Keeling, seconded by Cllr Shrimpton and unanimously resolved that a replacement cheque 102981 Fire Crest Fire be issued and the original cheque 102969, be cancelled as it was not received

c) To resolve to write off debt of £18.00 incurred by Cornwall Council for LMP payment not issued but accounted for on 2010/2011 receipts

This LMP payment had been unofficially authorised and will not be paid. **It was proposed by Cllr Keeling, seconded by Cllr Darby and unanimously resolved that the debt of £18.00 incurred by Cornwall Council for LMP payment not issued but accounted for on 2010/2011 receipts be written off.**

d) To resolve to approve September payments

Cllr Shrimpton confirmed that he had checked the payments.

no.	Name	cheque	Service/item	Net	VAT	Total
	RTS (Garden Services)					
49	Ltd		Invoices 9 & 10 paths 39/2, 39/3, 82/1,1/1, 15/1, 6/1, 81/1, 19/1, 14/1 03/1, 78/1, 16/4, 62/1, 61/3, 60/1, 53/1, 53/2, 17/3, 51/1			
		102973	stiles 03/1,10/1, 06/3, 13/1	£419.37	£83.86	£503.23
50	Audit Commission	102976	Audit Fee 2010/2011	£400.00	£80.00	£480.00
51	R W Beard	102977	2 cuts Cemetery/B&G greens/field	£360.00		£360.00
52	EDF Energy	dd	Electricity Streetlights	£228.97	£45.80	£274.77
53	SW Water	dd	Water Cemetery	£16.45		£16.45
54	BT	dd	Internet	£45.49	£9.09	£54.58
55	Viking	102978	Inks/Stationery	£345.75	£69.15	£414.90
56	D A Hallam	102979	Replacement fan for toilet room	£55.00		£55.00
	RTS (Garden Services)					
57	Ltd	102980	Invoice 12 paths 43/1 & 33/1	£101.78	£20.35	£122.13
	Fire Crest Fire					
48	Protection	102969	Cancelled cheque not received	-£57.20	-£11.44	-£68.64
	Fire Crest Fire					
48	Protection	102981	Replacement cheque Extinguisher service	£57.20	£11.44	£68.64
				£1,972.81	£308.25	£2,281.06
	Mrs C L Macleod	102974	Salary August			
	PO Ltd (HMR&C)	102975	PAYE	£148.40		£148.40
	PO Ltd (HMR&C)	102975	Employer's NI	£102.54		£102.54
				£250.94		£250.94
	Mrs C L Macleod	102982	Travel 37 mls@53p	£19.61		£19.61
			Parking	£1.00		£1.00
				£20.61		£20.61
	Mrs C L Macleod	102983	Petty cash reimbursement	£15.82		£15.82
	D R Treloar	102984	Caretaker honorarium	£24.00		£24.00
				£2,284.18	£308.25	£2,592.43

It was proposed by Cllr Shrimpton, seconded by Cllr Caddick and unanimously resolved that the payments listed above be approved for payment.

- e) **To acknowledge receipts:** Cemetery fees: £305
The above receipt was acknowledged.
- f) Clerk to provide Bank balances
Balances as at 31 August 2011: Current Account adjusted: £981.62; Tracker Account: £12,509.05; Petty cash: £84.18; Total, with petty cash reimbursement £13,920.02.
- g) To receive suggested additions/changes for Budget/Precept 2012/2013
Councillors were asked to submit any suggested additions and changes to the Clerk in good time before the meeting of the Accounts Team on 29 September.

12. FOOTPATHS

- a) To receive report on meeting
Cllr Darby said that Mr Wearne had attended the meeting and again expressed his concerns over footpaths 41 and 42. Cllr Keeling has still to meet with Colin Bayes and Toby Lowe. Cllr Keeling reported that he would attend the PAROW meeting next week. Cllr Darby gave her apologies as she would be away on holiday.
It was reported that the dangerous railed area at Kenneggy would be dismantled and taken away. Dave Owen would be meeting with Cllr Keeling to view the area.
- b) LMP claim for £2,504.75 has been made and authorised for payment
Cllr Darby asked if payments were being made. The Clerk explained that this is the first claim as claims are not permitted until August each year. She confirmed that the payment has been authorised. (Since the meeting £2,504 of the payment has been received but not the 75p.)
- c) Cllr Darby reported that there had been concern expressed about a blocked footpath, number 2 and she had inspected this path. She is unsure as to whether it is because of a diversion order issued earlier and was also unsure as to whether the order had been verified by the Secretary of State. She will further look into this.

13. HIGHWAYS

- a) Pedestrian sign at Trevena incorrectly sited
Cllr Rashleigh spoke about this. The sign has been sited on the exit road from Trevena Cross to the A349 in line with the Bridleway and is not on the side road as was requested. Consequently it cannot be seen until cars have exited the side road and are on top of the sign and presumably any pedestrians! Cllr Rashleigh had met with Mr Vincent about this and had been told that if the Parish Council is unhappy about the siting of the sign a letter should be sent to Cornwall Council asking for the sign to be put in the proper place. Cllr Keeling agreed with Cllr Rashleigh that the sign has been incorrectly sited and said that an e-mail could be sent by the Clerk should the Council so wish. **It was proposed by Cllr Rashleigh, seconded by Cllr Anthony and unanimously resolved that the Clerk e-mail Cornwall Council and request that the pedestrian sign near Trevena Cross be moved to the correct place.**
- b) 30 m.p.h. sign Pellor Road to be replaced and new post installed
A 30 m.p.h. sign from Pellor Road had been brought into the Parish Rooms. It was collected by Cornwall Council who will now install a new dog leg shaped post so that the sign does not protrude so far into the road. This should reduce the number of times it is hit and dislodged by large vehicles. Cllr Shrimpton had suggested this type of post before the sign was originally erected.
- c) Repainting of sign at Godolphin to be carried out by volunteers from The Godolphin Arms
Paint and brushes are to be supplied and delivered to the Godolphin Arms by Cornwall Council.
- d) Cllr Wyvern Batt expressed thanks for the filling in of the pot holes at Godolphin.

14. STREET LIGHTING

To note that outstanding non-routine repairs for 065BA, 085BA and 098BA have been booked by the Clerk
This was noted. The Clerk advised that the cost will be £2,754.40.

15. CEMETERY/CLOSED GRAVEYARDS

Cllr Keeling commented that the spare box hedging that is still in pots in his field is growing much better than the hedging in the Cemetery. It was agreed that the area in the Cemetery is overshadowed by a large tree and that this is probably the reason for slow growth. It was agreed that the Cremated Remains area now looks very neat since the handyman cut round the memorial stones.

16. PRAA SANDS

To authorise the cutting of the edges of Praa Green.

It was proposed by Cllr Keeling, seconded by Cllr Best and unanimously resolved that Mr Beard be authorised to cut the edges of Praa Green.

17. REPORT FROM CLERK

- a) The Clerk reported that the toilet extractor fan had stopped working and so she had had it replaced as was shown in the payments.
- b) Costs for Praa Sands toilets 2010/2011 had been received yesterday by the Clerk.
- c) Re. no parking or passing only sign P Green near Greenways. The Clerk had received a reply telling her that 'The road through Praa Sands is a restricted road during summer months. Therefore cars should not be parking along this stretch of road for any length of time, under the current restrictions, including the passing spaces.' The Clerk was of course, aware of this. She will make contact again.
- d) The Clerk had replied to Germoe Parish Council re. their Affordable Housing request.
- e) The New Code of Conduct replies had been returned.
- f) I have received a reply from Mr Shotel about the Consultation Plan re. the letter to Mr Flanagan about Realignment Solutions – shoreline management. The Reply had been sent to Councillors and a copy was available if anyone wished to see it.
- g) As was commented on in the Cemetery item, the Handyman has done a good job of tidying the Cremated Remains section in the Cemetery.

18. MEMBERS' REPORTS TO THE COUNCIL AND REPORTS FROM OUTSIDE BODIESCarleen Village Hall

Cllr Darby reported that there is a Quiz Night on 17th September and a Carne to Cove production on 27th.

Breage Playing Field

Cllr Rashleigh reported that Stephen Babbage would be installing a new metal rail outside the gate near the shop.

She spoke again about the Herland Parc sign being incorrectly spelt and that still only one sign had been installed. **It was proposed by Cllr Rashleigh, seconded by Cllr Shrimpton and unanimously resolved that the Clerk report again the fact that there is only a sign on one side of the road at Herland Parc.** The Clerk felt it would be of no use to report the spelling error as Cornwall Council believes that their spelling is correct. This can only be changed by residents completing forms and sending them in to Cornwall Council.

Cllr Greenstreet expressed her great concern that the closed part of Godolphin Cemetery is in such an overgrown state. The Chairman suggested she report her concerns to Cornwall Council. Cllr Greenstreet also reported that the dog bin at Forth Vean has disappeared.

Cllr Coleman reported that there is a Bridleway Horse Show at Hendra Lane at the weekend.

Cllr Anthony asked if there was any news about the Haulfryn situation. Cllr Keeling advised that he is still waiting for a meeting to further discuss the matter. Mr Daly is due back from leave today and Cllr Keeling will contact him. Cllr Keeling said that he has made it know that he is very disappointed that a stand-by generator has not been located on the Haulfryn site. Cllr Anthony expressed her dismay that a Planning Officer has taken the interpretation of the conditions from the applicant's consultant. She wondered how long it would take for someone to walk down and switch off the flow if the need arose. Cllr Keeling spoke of his fury and embarrassment and re-iterated that he has told the Waste Planning Authority that anything other than an on-site generator is not acceptable. He did not wish for the Parish Council to become involved in the matter. Cllr Anthony felt it important that Planning Officers should not be able to be manipulated. She felt it very wrong that the Committee's decision was made but then sidelined. Cllr Keeling said that he could not disagree with her.

Cllr Rashleigh spoke of the special monitoring system at Crantock that she felt could possibly be useful at Praa Sands.

Cllr Keeling had had a long conversation with Kate Hedges at Defra about the revised bathing water directive. (See 19. Correspondence.) The stream at Praa Sands is a sampling point and there is another at Hendra.

Cllr Anthony spoke about the reply the Clerk had received regarding the commencement of consultation of realignment solutions at Praa Sands. She expressed concern about planning applications for properties very near the edge of the erosion area at Praa Sands. The Chairman said that Cornwall Council had been made aware of the Shoreline Management Plan.

Cllr Anthony asked what the next step was to be re: public conveniences at Praa Sands. The Chairman replied that there would be no next step as no possible package had been arranged or put in place. It was felt that the presentation given to the Parish Council on 18th September, regarding the Public Conveniences, was extremely poor. Cllr Board advised that the yellow lines at Praa Sands were being measured so that they may be correctly painted and cut-off lines added.

Cllr Board advised that the request for cutting of the overhanging hedges at Praa Sands had mostly been complied with apart from the Trean property. The pampas grass had been cut back but left on the road. The Pengersick Lane area had not been cut. This is a dangerous area as one needs to press into the hedge to avoid passing vehicles and this cannot be done with the overhanging bramble there as it is extremely painful to do it.

Cllr Board reported that the sign post for footpath 70 has now been sawn off to ground level. Cllr Darby advised that Colin Bayes had been made aware of this matter

Cllr Board reported that the area and footpath round the Basketball court at Praa Sands is a disgrace. The Clerk has requested that it be cut. She said that garden waste was being tipped and that the area needed tidying up as it looks so uncared for.

Cllr Keeling reported that a VAS, (Vehicle Activated Sign), will be installed with a socket in Ashton and one in Breage. It will occasionally be moved from one spot to the other.

Breage Playing Field

- a) To acknowledge Playing Field inspection
The Playing Field inspection carried out by the Handyman last month was acknowledged.
- b) To affix signatures to the non-charitable deed of declaration Fields in Trust
The Clerk advised that signatures could not yet be applied as not all Councillors had approved the wording deed.
It was proposed by Cllr Keeling, seconded by Cllr Shrimpton and unanimously resolved that the Fields in Trust non-charitable deed of declaration be signed by the Chairman, Vice-Chairman and Clerk as soon as Councillors had confirmed their approval of the wording on the deed.

19. CORRESPONDENCE

Defra - Kate Hedges in connection with a new requirement in the revised Bathing Water Directive (2006/7/EC)

CALC – The Week 40

RSN - rsn online 8 August

Greenspaces development – Allotment provision event 21 September, 6-9 p.m. Victory Hall, Roche

CC _ Bereavement Services – information on Cemetery fees

CALC – The Week 41

RSN - rsn online 15 August

CC – Homechoice

Interlink Cornwall – monthly e-news

BF Adventure – Quarryathon 2011 Saturday 8 October 10 a.m. – 5 p.m.

RSN – rsn online 22 August 2011

RSN – rsn online 30 August 2011

SLCC – Branch newsletter August 2011

CC – West Sub-Area Planning Committee Agenda

CC – Reminder for Members to give consideration as to whether their Register of Interest forms are fully up to date

Clerks & Councils Direct – September 2011

CC – Press release re. The Future of Public Conveniences

Defra – Village Green consultation – response by 10 September

Mr Newberry – e-mails re. PA11/06003

To note any correspondence received since the agenda was published

CC – Revision of Local Validation List, 26 September – 21 October – request comment

Open Spaces Society – Consultation on changes to the process and criteria for registering new Village Greens – closing date 17 September

CALC – This Week 42

Communities and Local Government – Pension Scheme

RSN - rsn online round-up September 2011

Cllr Keeling – Beachwatch 17 September 2011, 9 a.m. Sydney Cove, Praa Sands

Comic Relief – Sport Campaign – request for volunteer organisers

20. TO RECEIVE ADVANCE NOTICE OF ITEMS FOR NEXT AGENDA

Cllr Best asked that an example of costing and income for solar panels be obtained and an item included on the next agenda. He added that the worst scenario was that the 20% income would be lost but if the Council waited until April 50% of the feed-in tariff would be lost. He said that the Village Hall, Church, etc. may be interested. He felt that a low interest loan could be obtained. **It was proposed by Cllr Wyvern Batt, seconded by Cllr Keeling and unanimously resolved that Cllr Best be delegated to meet with other interested organisations re. solar panels, look into the possibility of solar panels for the Parish Rooms and obtain costings and possible income figures for such from Mr Tanner at Plug into the Sun.**

21. TO CONFIRM THE DATE AND TIME OF NEXT MEETINGS

ACCOUNTS TEAM PRE-PRECEPT/BUDGET MEETING THURSDAY 29 SEPTEMBER 2011; ORDINARY PARISH COUNCIL MEETING TUESDAY 4 OCTOBER 2011; ORDINARY PARISH COUNCIL MEETING TUESDAY 1 NOVEMBER 2011; PRECEPT/BUDGET SETTING MEETING TUESDAY 22 NOVEMBER 2011 – ALL AT 7.00 P.M. IN THE PARISH ROOMS

These dates were confirmed.

There being no further business the meeting closed at 9.15 p.m.

BREAGE PARISH COUNCILMINUTES OF PUBLIC PARTICIPATION DURING THE ORDINARY PARISH COUNCIL
MEETING
HELD ON TUESDAY 6 SEPTEMBER 2011 IN THE PARISH ROOMS BREAGE AT 7.00 P.M.

At 7.10 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 Shelley spoke about item 10a), Planning, The Engine House. He asked if Councillors had seen the revised plans. Councillors confirmed that they had received the revised drawings but no revised planning application or design and access statement, but that the Planning Officer would be forwarding these.

Mr Shelley had attempted to see the plans on-line but had been unable to do so. He had spent an entire morning with the Planning Officer and had argued that the available paperwork does not make it clear what is intended. It appears to be one unit of accommodation but nothing is stated. He found it strange that there are 3 bedrooms and 4 bathrooms and an en suite for one unit of accommodation. He felt that clarity from the applicant was needed and he had repeatedly asked for this. The application listed the installation of a septic tank but he understood that an existing tank would be used. He expressed concern that so much information is lacking and that he felt that an amended planning application and design and access statement were needed. He felt that the Parish Council would not be able to make a decision without this information and could not understand why matters had come to this stage without the information. He felt that the application was not valid.

The Chairman said that the Council took Mr Shelley's point but informed comment would be made about the application.

Mr Couturier, a neighbour of the Engine House agreed with what Mr Shelley had said. He felt that the four parking spaces that had been added were a lot for one dwelling. He expressed doubt about the number of units. The present application showed a different access from the original application – an access shown as an existing access onto the Highway. He stated that there is no existing access onto the Highway but that it is a driveway to his garage. He did agree that it does eventually reach the Highway but stated that it is shared by several other properties and maintained by them. He felt that it had been decided to cut through the fence and declare access without consulting the current users and he was distressed about this. He asked for the matter to be clarified.

Mr Couturier explained that over the years the disappearance of grassland area to broccoli and potato cultivation had caused flash flooding several times. He felt that additional hardcore access would increase water run-off. He stated that the area is very vulnerable and additional access is unsupportable.

*Cllr Wyvern Batt arrived at this point and apologised for her lateness.

Mr A Gilbert objected to the Engine House application for the same reasons as he had given over the original application that had been minuted by the Parish Council. There would be too much traffic for the access and the area is a World Heritage Site.

Mr J Gilbert also objected to the Engine House application for the same reasons as he had given about the original application and said that his comments were also on record. He had not had chance to fully look into this application but felt that it did not look any different from the original application. He felt the access does not exist and that it was shown on land that the applicant does not own. He questioned the legality of this. He felt that the so called established access to the proposed access was perhaps a ploy. He asked how the additional traffic would be policed and whether it would be more convenient if the original access were blocked. He reminded Council that many people were objecting and that the area has World Heritage status. He added that the application does not state the number of units and that it could be as many as four. He asked to be kept informed of further developments.

Ms C Gilbert agree with what had been said about the Engine House and wished to state her opposition to the application.

Mr Polglase said that he 'had no axe to grind' but was very much for the preservation of Engine Houses as they are part of the World Heritage and Cornish Mining and folk should be proud of them. This pumping engine is part of the Wheal Vor complex and care is needed in how it is developed. Mr Polglase felt that it should not be prettied up but that it needed to look like the original would have looked so that people could visit it. He believed that if the Engine House was turned into dwellings it would be a travesty of the World Heritage status.

Mr Anstee, the owner of the Engine House confirmed that the application is for only one unit. 2 kitchens have been requested as there are five floors. He stressed that this is no gimmick and that a lot of trouble had been gone to keep as near to the original exterior as it was in its time. He had needed to include glass instead of wood cladding but had added some wood cladding. He stated that the Engine House is in his garden and that he wanted to look at it.

Public Participation ended at 7.28 p.m. and the Chairman brought forward Mr Anstee's planning application for the Council to consider at that point.