

BREAGE PARISH COUNCIL

Mrs Carol Macleod

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78/14

Parish Rooms

Breage

Helston

TR13 9PD

MINUTES PARISH COUNCIL MEETING HELD IN THE PARISH ROOMS

BREAGE ON TUESDAY 5 AUGUST 2014 AT 7.00 P.M.

Present: Cllr Mrs R Wyvern Batt (Chairman)

Cllr A J Best

Cllr Mrs T Board

Cllr H Bradford

Cllr T Coleman

Cllr I Davis

Cllr P Greenough

Cllr G Higginson

Cllr Ms C Rashleigh

Cllr S Caddick

Cornwall Councillor J V Keeling MBE

Mrs C Macleod (Clerk)

9 Members of the Public

The Chairman welcomed everyone.

1. FIRE EVACUATION PROCEDURE

This was read out by the Clerk.

2. APOLOGIES FOR ABSENCE

Apologies were received from Cllr Darby who could not attend because of family commitments, from Cllr Ackland who had a doctor's appointment and from PCSO Whitford.

3. DECLARATIONS OF INTEREST

a) 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.

b) To note declarations of interest in accordance with LGA 2000 - Members and officers to declare non-registerable interests or disclosable pecuniary interests (including details thereof) in respect of any items on this agenda and unless you have the benefit of a current and relevant dispensation in relation to these items you must:

(i) not participate, or participate further, in any discussions of these items at the meeting;

(ii) not participate in any vote, or further vote, taken on these items at the meeting; and

(iii) remove yourself from the meeting while any discussion or vote takes place on these items, to the extent that you are required to absent yourself in accordance with the Council's Standing Orders or other procedural rules.

Where a Member has a non-registerable interest in an item that does not benefit from a valid dispensation and that interest only arises from the Member's participation in or Membership of a body whose objects or purposes are charitable, philanthropic or otherwise for the benefit of the community the Member may, (with the permission of the Chairman of the meeting or until such time as the Chairman directs the Member to stop) address the meeting to provide such information as they reasonably consider might inform the debate and decision to be made before complying with b).

Cllr Wyvern Batt made 2 declarations of two disclosable pecuniary interest in Planning Applications: PA14/05661, as the Applicant is an employee and PA14/06519, as the applicant is her step-son.

c) To take consideration of written requests for dispensations

There were none.

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

4. TO CONFIRM THE MINUTES OF THE ORDINARY PARISH COUNCIL MEETING 1 JULY 2014

The Chairman led Members through each page of the minutes asking for accuracy corrections. **It was proposed by Cllr Best, seconded by Cllr Higginson and unanimously resolved that the minutes of the Ordinary Parish Council Meeting on 3 June 2014 be signed as a true and correct record.**

5. CHAIRMAN'S ANNOUNCEMENTS

- a) Report on Civic Service Helston 20 July 2014
The Chairman and Vice-Chairman had represented Breage parish Council meeting at the Guildhall, Helston to process with the town band, flag bearers and dignitaries to the WW1 Centenary service at St Michael's Church, Helston. The service was followed by a tea party in the Guildhall.
- b) Members' Conduct at Meetings letter
The Chairman reminded Councillors about the letter she had sent and asked that they conform to its contents.
- c) The Chairman said that a get together event to raise money for The Children SW Hospice would be held at Pengelly on 17 August 2014 from 2 to 4 p.m. Breage Band would be playing.

6. POLICE REPORT

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

As PCSO Whitford was unable to be present the Clerk read out the following report:

'There were 4 crimes reported to the Police in the period of July 2014

'Breakdown as follows:

'Praa Sands:

Common Assault – no further Police Action

'Ashton:

Common Assault (linked to domestic incident) – ongoing investigation

'Breage:

Theft (outbuilding – set of keys removed from allotment) – ongoing investigation

'Tresowe:

Attempt Burglary (Patio doors attempted to be forced, nothing taken) – no further lines of enquiry

For info:

'War Memorials Trust and the SmartWater Foundation working in partnership to provide greater protection for war memorials in the United Kingdom. The In Memoriam 2014 Project is using the forthcoming centenary of World War I to help communities preserve their war memorial heritage. See attached document.



war smart water
1.pdf

'If you have any crimes you would like to report please telephone 101, or should you have any concerns which you would like to discuss please call me on 01326 555158, this is an answer machine service, please leave a message and I will get back to you. Alternatively, please email the team at helston@devonandcornwall.pnn.police.uk.'

7. PUBLIC PARTICIPATION

- a) Each member of the public is entitled to speak once only in respect of business itemised on the agenda or in respect of something they wish to bring to the Parish Council's attention for inclusion on a future agenda and may speak for a period of time which is at the Chairman's discretion
- b) A question asked by a member of the public during this public participation session shall not require a response or debate
- c) The Chairman may direct that a response to a question posed by a member of the public be referred to a Councillor for oral response or to the Clerk for a written or oral response
- d) A record of the public participation session shall be included on a separate page in the minutes of the meeting
- e) Public Participation was held here from 7.05 to 7.22 p.m.

8. REPORT FROM CORNWALL COUNCILLOR

Cllr Keeling gave the following report that had already been circulated to Councillors:

'A busy month interrupted by a 4 day Local Government Conference in Bournemouth, as Deputy Leader of the Cornwall Council Conservative Group with the Leader of the Council and Leaders of the other political groups. This is the biggest event in the Local Government calendar; and amongst the 13 hundred or so delegates were many MPs including: Eric Pickles, Ian Duncan-Smith, Greg Clarke and several others. The main theme was devolution and in particular fiscal devolution to local authorities.

'Main council was a quiet affair in comparison to most, though the theme of devolution was also picked up with some interesting comments made by members including the Portfolio Holder for Localism who said that most community facilities within parishes and towns should be within the grasp of local councils; by which he meant the likes of toilets, play areas and closed churchyards. I agree with this though the matter of finance and resources still appears to remain the main obstacle.

'Planning matters have taken up a great deal of my time this month with a public hearing on the matter of the Breakers – Praa Sands held last Wednesday at Camborne and on site at Praa Sands. The inspector was Dr Jane Stiles with myself, the Senior Enforcement Officer and applicant. The matter was robustly examined and I was questioned in detail about the facts and events that led up to the decision of refusal in August last year. The inspectors' findings and decision will be available in due course. whilst on planning I was a witness at a Standards Board inquiry into an OMBUDSMAN report into an enforcement case on a matter outside my division that was proving very contentious. Also the planning

committee met last week with five planning application for consideration of which all were approved in accordance with the case officers' recommendations.

'Finally, I have been appointed to the Learning Disabilities Partnership Board which follows on from some work I did with a local family and gives some idea of how diverse the role of a Cornwall Councillor can be.

'Locally, I have submitted a transportation scheme request for Godolphin Cross Village that was prepared by the Godolphin Cross Community Association with aim of reducing speeding in the village and creating a safer environment for all. The Vehicle Activated Sign in Ashton is being shared with Leedstown at the moment and will be back later in the year. I may ask for it to be installed temporarily in Breage village to mitigate against speeding traffic near the school crossing. I am chasing up a number of possible breaches of planning conditions and also some other planning enforcement matters throughout the division. I am delighted that the Community Facilities Grant is now available to Breage Parish Council from Devon and Cornwall Housing, via Cornwall Council acting as the agent for the funding. This was part of negotiations early in the life of the proposals for the St Breaca housing development for a contribution to Breage Village to invest in providing better community facilities. Flooding issues in Sithney Parish may have been forgotten by some but the Chairman of Sithney Parish Council and I will be attending a "Question Time" session on flooding and water security at Pool Innovation Centre on the 21st of August and on the Panel will be George Eustice MP, Edwina Hannaford, (Cornwall Council Environment), Mary Dhonau, (National Flooding Campaigner), Alan Goddard, Steven Richford (Fire and Flood) and chaired by Tim Hubbard former BBC Radio Cornwall news editor. Finally my work as Chair of Germoe School Governors as taken on a life of its own with the education, welfare and wellbeing of children from all over the division being foremost on my agenda as Germoe School settles more into an Executive Headship with Boskenwyn School. '

Cllr Keeling added that he hoped the Council had found the information he had sent through about Anaerobic Digestion helpful. He said that the ombudsman is looking at the Engine House application. Regarding Penhale Jake's Meadow, enforcement has visited and found no evidence of accommodation. The 30 mph Speed Indicator has been moved from Ashton to Leedstown for a while and thereafter Cllr Keeling is hoping it will be possible to use it in Breage and then it will return to Ashton. Cllr Keeling said that there were issues with the proposed development opposite the pub at Ashton.

The Chairman asked if anyone had questions for Cllr Keeling.

It was asked whether the Vehicle Activated Sign could be also used at Carleen and at Godolphin past the pub.

Cllr Bradford spoke about enforcement and asked if after an inspection by Enforcement when no proof of 'non-permitted use' had been found, an official statement that premises must not be occupied could be issued.

The s106 facilities grant was questioned and Cllr Keeling explained that the grant would need to go a Breage Village Community project. The original request for a grant had named Breage Village Hall as being in need of serious floor and wall repairs.

Cllr Greenough spoke about Neighbourhood Planning and felt that a great deal could be gained from it but it would take some time and money. He suggested it be discussed before the Precept Meeting.

Cllr Keeling was thanked for his attendance and report.

9. PLANNING

a) TO CONSIDER PLANNING APPLICATIONS RECEIVED FROM CORNWALL COUNCIL

Cllr Wyvern Batt left the room at this point.

PA14/05661 – Mr Neil Bolitho – Huthnace Farm, Pengwedna, Nancegollan, HELSTON

Proposed replacement dwelling

Cllr Bradford felt there had been no significant change to the previous application and that this would be a huge 2 storey house, out of place and out of character in this agricultural setting. He described it as overdevelopment, being three-and-a-half to four times larger than the existing building that it is to replace. He therefore objected to the application. There was objection from another Councillor. In support it was commented that this application is for a local person contributing to local employment. Other Councillors still felt the application should be supported even though they would probably have to later agree to disagree. **It was proposed by Cllr Best, seconded by Cllr Board and resolved by 7 votes to 2 that the application be supported.**

Cllr Wyvern Batt returned at this point.

PA14/06064 - Mr Jonathan Reed - Jannock, Penwerris Rise, Praa Sands, PENZANCE

Single storey extension to create additional living space

The extension was felt to be modest. Cllr Bradford felt that the proposal is simple, is in keeping architecturally and compatible with what is there but further commented that there would be 4 bedrooms if the extension were to be done, and predictably more cars on site as a result of this. He felt that there should have been a site plan showing the design and provision of adequate car parking and turning on this plot. **It was proposed by Cllr Board, seconded by Cllr Best and unanimously resolved that the application be supported.**

PA14/06031 – Mr Nicholas Aulman – The Flows, Wheal Vor, Breage HELSTON

Erection of a bedroom extension, with new roof over existing caravan

It was confirmed that the caravan has lawful permission to be there and as it is tucked away and well away from neighbours the extension could be supported. **It was proposed by Cllr Higginson, seconded by Cllr Caddick and unanimously resolved that the application be supported but it was requested that the encroachment of the grass verge which has been expanding onto the lane and narrowing it be looked into.**

PA14/06415 – Mrs Marianne Parsons -14 Trewartha Road, Praa Sands, PENZANCE TR20 9ST

Demolition of existing roof and replacement with a new room in the roof construction and associated works
 Objections had been received from residents. Cllr Bradford felt the application to be totally incompatible in size and scale with both the bungalow on the one side and the 2 storey house on the other. He said that it is a very inappropriate and a strange-looking design, out of character with the rest of the buildings in Trewartha Road and as such unacceptable here, let alone in an AONB. It would create a top-heavy three storey house, which would stick out like a sore thumb in the domestic 'streetscape,' It would be highly visible in all directions rising way above the skyline and the adjoining ridges, and would be at conflict with the original 'domestic' style and design-intention of other 1 and 2 storey dwellings in this road. He therefore objected to the application. Cllr Higginson had no problem with the application. Other Councillors found the roof too high for the road and not compatible. Permission for a three storey building would set precedence for future development. It was felt that there are other, better ways in which to enlarge the building. The roof line would be too high. **It was proposed by Cllr Bradford, seconded by Cllr Board and resolved by 9 votes to 1 to object to the application for the above reasons.**

PA14/05859 – Mr Colin Herriett – Star House, Higher Road, Breage, HELSTON

Installation of Solar Panels on to the roof of a single storey outbuilding

Cllr Rashleigh had been invited in to the back of Star House to view the place where the panels would be. She said that it would be impossible to see them. Cllr Bradford expressed delight to see such a well-considered, sensitive and architecturally and environmentally sound proposal to house solar panels, not on the roof of the house but on a single storey outbuilding within the site of this Listed Building. He felt that the applicant should be applauded for this novel, appropriate and practicable proposal which he hoped may be seen as a helpful precedent for others who want solar panels but who don't want to scar or compromise the integrity of the roofs of their houses. He supported the application. **It was proposed by Cllr Best, seconded by Cllr Rashleigh and resolved with 1 abstention that the application be supported.**

PA14/5860 – Mr Colin Herriett – Star House, Higher Road, Breage, HELSTON

Listed Building Consent for the Installation of Solar Panels on to the roof of a single storey outbuilding

It was proposed by Cllr Best, seconded by Cllr Rashleigh and resolved with 1 abstention that the application be supported.

PA14/06448 – Mrs Lyn Salter –Bodillian, Treweloe Road, Praa Sands, PENZANCE TR20 9SU

Addition of a balcony on South West elevation

Comment was made that there is a house on the opposite side of the road that has a large balcony. Cllr Bradford praised the clearly and professionally drawn and detailed application and said that this proposed addition greatly enhances both the look, the amenity value and the use of this property, with its improved, wider and more versatile balcony facing the sea. With no overlooking or neighbour issues he fully supported this application. **It was proposed by Cllr Board, seconded by Cllr Bradford and unanimously resolved that the application be supported.**

PA14/06661 – Mr & Mrs W Perrin -Tregear Cottage, Pellor Road, Breage, HELSTON TR13 9QL

Erection of a domestic extension

The extension was thought by some Councillors to be too large and would take a good deal of the garden. Concern was expressed over additional parking needs as there was no available space for this either at the property or nearby. Cllr Bradford expressed concern that this an enormous two storey extension to the rear of a row of Victorian homes, still relatively unspoiled and unscathed by alternations and additions and in a Conservation Area. He considered it to be inappropriate and too big and as such overdevelopment. He found it overpowering both visually and in fact by its sheer mass and size, and with its 2 storey side walls dominating neighbours' back yards in both directions. There would be five double bedrooms in such an extension, with no space or provision on site or anywhere nearby for the additional cars and parking that would be associated with and needed by such an increase in size.

The sloping Dutch Gables look very out of character. Simple, vertical gable ends would be better to maintain the character of the properties. He felt that those who may say that all this doesn't matter because it's only the BACK are wrong to say it. He said that the rear is just as important as the front. He therefore objected to the application. Cllr Higginson felt that there was plenty of room and felt that it would not spoil the Victorian frontage. Others agreed that it was large but felt that it was not grossly large and there had been no objections received from neighbours. It was further noted that there is no access to the back garden so no provision could be made for parking there. It was agreed that there would be issues for additional traffic driving in from and out onto the narrow packed road. The fact that this is a Conservation Area was again raised. **It was proposed by Cllr Higginson and seconded by Cllr Greenough that the application be supported. There were 5 votes for and 5 against causing the Chairman to use her casting vote which was against the proposal. The application was therefore resolved to be not supported and objections were noted.**

PA14/06406 – Mr Christopher Smith – The Bus, Trewithick Road, Breage HELSTON

Resubmission of Planning Application PA12/00049 dated 12 September 2013 for a Lawful Development Certificate for the stationing of residential; caravan and associated use of adjoining land

It was reported that this application had first been received in 2010 and an enforcement made on it was not followed up. One of the Councillors had looked at the site and could see no problems. It was agreed that lots of additional evidence had now been provided. Cllr Bradford said that he couldn't consider it proven and felt that much could be hearsay. Cllr Best said that he could confirm that Mr Hewitt had originally stayed in and had lived in the caravan when helping out his daughter on the farm. He was disappointed that Mr Smith had not applied for one of the Penbro Way homes. Cllr Rashleigh asked if she could ask Mr Smith a question but the Chairman, having prior knowledge of the question said that it was not relevant to the application before Council. Another Councillor referred to the change of

use of agricultural land. **It was proposed by Cllr Coleman, seconded by Cllr Greenough and resolved by 6 votes to 3 with 1 abstention that the Lawful Development Certificate be supported as the further evidence had been produced.** Cllr Wyvern Batt left the room at this point.

PA14/06519 – Mr Phil Rogers Pengelly Farms Ltd – Pengelly Barton, Pengelly Cross, Breage, HELSTON

Development of an agricultural Anaerobic Digester (AD) plant for the purpose of farm diversification and for the production of renewable energy

Cllr Higginson had spoken to the Case Officer as he was concerned that there had been no representation from the people who would be most affected, particularly the 4 or 5 cottages at the end of the T junction. The Officer had said that no letters were sent and that a notice had been erected past the cottages *[and that there was a possibility that they may not be aware of the application and he agreed to contact them and had said that the application could be deferred to the next Parish Council meeting.] Cllr Higginson asked if it would be possible to defer the application to the next meeting so that letters could be sent out. The Chairman advised that this would not be possible because the Parish Council *[had not received written notification] of the time scale. Cllr Bradford felt this to be a very comprehensive and understandable set of drawings and information. It is associated with and part of an existing well-established and thriving agricultural activity, farm and site, and as such is a conforming use, and needs to be encouraged. He said that there appear to be no overlooking or neighbourhood issues, or concerns about 'smells' given where it will be sited. He was therefore pleased to support such an investment in 'green' and bio technology in our local farming industry and community but given the size and scale of it would like to see more substantial and higher screening and bunds, more earth mounding and planting where possible, to reduce as much as is practicable its visual impact on the surrounding countryside in every direction, which will be considerable. Cllr Greenough agreed that this would be very large scale and wondered if a public meeting might be beneficial. Other Councillors spoke in support. The matter of noise was raised as it would affect the tranquility of the area. **It was proposed by Cllr Bradford, seconded by Cllr Board and unanimously resolved that the Council give agreement for Mr Rogers to be asked questions about the noise.**

Mr Rogers was asked if there would be noise and he said that there would be no noise whatsoever. He added that his home would be nearest to the digester and he does not wish for noise or smells. He also said that the digester would be fed once a day. The generator would be a fully insulated, banded, in a soundproofed container. Mr Rogers was asked if a smaller site had been considered to cut down on road use. He replied that large amounts of potatoes and chicken manure would come from their own farm. Mr Rogers was asked about the occupants of the cottages and he said that they regularly changed. **It was proposed by Cllr Greenough that the application be supported as it is well put together and green but that an independent report from the Environment Agency be obtained and that CC be asked if the people in the cottages could be informed. This was seconded by Cllr Best and resolved by 8 votes to 1. [* corrected]** Cllr Wyvern Batt returned at this point.

b) TO CONSIDER PLANNING APPLICATIONS RECEIVED AFTER PUBLICATION OF THE AGENDA UP TO 12 NOON ON 27 JUNE 2014

PA14/06774 – Ms Rowena Browning – Penhale Jakes Farm, Main Road, Ashton, HELSTON

Conversion, extension and alteration of existing barn to form two dwellings utilised for the purpose of holiday accommodation, external parking area and new packaged sewage treatment plant

Cllr Bradford found this to be a very professionally drawn designed and presented set of drawings, but had concerns with the application which he had previously circulated to Councillors:

'This is a 'back garden' site, behind an existing dwelling and in an area where there is no other housing in such a location, in the middle of agricultural land, between the Amenity Area fields of Ashton, and the sprawl of the extensive Trevena Nurseries site Breage.

'This 'extension' DOUBLES the size of the existing Barn.

'The site area allocated for it seems too small, and strangely so, given the large amount of other agricultural and as yet undeveloped land surrounding it.

'The proposal is for 2 very large semi-detached dwellings, each with three double bedrooms, for holiday accommodation.

'The proposed layout of the site includes and provides clear and easy vehicular access points onto other similar adjacent land on both sides, encouraging 'more of the same' if development on this one site were to be approved

'The internal layout and design of 'upside down' dwellings for this location is curious, given that this area already is heavily screened by mature trees hedges and dense shrubbery on all sides, and barely visible from the Main Road.

'The proposal as drawn seems to indicate that the 'existing' barn walls that appear to be single skin walls will be rebuilt, given the increased thickness of external walls shown on the drawings for the proposed dwellings. This could be more cost effective and practicable than leaving the original structure. The existing structure, as far as can be seen from a distance, is simple block work, rendered externally, of no particular historical or architectural merit, not listed, and although not derelict would need considerable work and upgrading to make it comply with current legislation and Building Requirements before it could be inhabited.

'With 3 double bedrooms in each unit there is a potential for at least six additional cars, all needing to use the existing shared lane and access on to the busy Main Road at an already dangerous point

'There is local concern that permitting new dwellings and residential development on a 'back-land' site such as this would be setting a bad precedent that could open the doors for more and more development and housing in this green agricultural 'buffer-zone' area between the two villages of Ashton and Breage.'

Cllr Bradford therefore objected to the application as did all Councillors due to overdevelopment and the access problems as listed above. **It was proposed by Cllr Greenough, seconded by Cllr Bradford and unanimously resolved that the application be objected to giving the listed reasons.**

c) **TO RECEIVE ADVICE FROM CORNWALL COUNCIL OF CONDITIONAL PLANNING PERMISSION**

PA14/03879 – Lucy Edge – The Old Piggery, Pengersick Lane, Praa Sands, PENZANCE, Cornwall TR20 9SY
Proposed alterations and extension

PA14/03996 – Lucy Edge – The Old Piggery, Pengersick Lane, Praa Sands, PENZANCE, Cornwall TR20 9SY
Listed Building consent for proposed alterations and extension

PA14/03935 – Mr and Mrs K Thomas – Little Rosewarne, Godolphin Cross, HELSTON, Cornwall TR13 9RE
Use of ancillary accommodation as self-contained holiday let

PA14/03405 – The National Trust – The Cider House, Godolphin House, Godolphin Estate. Godolphin Cross
Listed building consent for re-roofing, external steps, internal platform lift and renovations and repairs

PA14/04002 – The National Trust – The Cider House, Godolphin House, Godolphin Estate. Godolphin Cross
Re-roofing, external steps, internal platform lift and renovations and repairs to provide flexible undercover space for
PA14/04880 – Mr & Mrs P Bayliss – Cross Keys, Godolphin Cross, HELSTON TR13 9QZ

Alterations to existing annexe

d) **TO RECEIVE ADVICE FROM CORNWALL COUNCIL OF APPLICATION NOT ACCEPTABLE AS AMENDMENT**

PA14/05946 – Ms Sarah Hickson – Lilliput Cottage, Carnmeal, Breage, HELSTON

Kitchen Within the existing

e) **TO RECEIVE ADVICE FROM CORNWALL COUNCIL OF NON-REQUIREMENT OF SCREENING OPION**

PA14/05795 – Mr P Crane – OS Field 3547 Fore Street Ashton Cornwall

Screening opinion for a proposed Development of 12 Affordable Homes and 8 Open Market Homes with new access and associated works.

EIA Not Required

f) **TO RECEIVE ADVICE FROM CORNWALL COUNCIL OF REFUSAL OF PLANNING PERMISSION**

There were none.

g) **TO CONFIRM THE DECISION TO AGREE TO DISAGREE**

PA14/04370 – Mr and Mrs N Rickards – 6 Penlee Close, Praa Sands, PENZANCR TR20 9SR

Resubmission for the erection of a shed on domestic garden

After the Parish Council objected to this application at the July meeting the following was received from the Planning Officer:

'Parish Council's comments:

'Breage Parish Council object to the application as insufficient information has been provided about the drainage.

Reference is made to a connection being made to mains drainage that does not exist here so where would it be going? It is asked whether a replacement septic tank is to be installed after the present one is covered? The shed in the garden is not a problem.

'I appreciate your comments which will be included in my report. However, following careful consideration of all the material planning considerations, in this instance I feel that it is appropriate to recommend approval of the application.

'Under these circumstances, please can you confirm that on this occasion we may agree to disagree? If I do not hear from you within the next 5 working days I will assume that this is the case.

'The reasons why I am recommending approval are:

The connection to mains sewage detailed in the design and access statement does not require planning consent and is not part of this application. Whilst I agree with the Parish this is connection important, the consultation is for the erection of a shed only. The Parish comment the shed is not a problem and I take this comment as support for this application.

'In this case I do not feel therefore that there are any significant and demonstrable adverse impacts that could justify a refusal of permission.

'Thank you for your assistance.

This was passed by the Clerk to the 10 Councillors who had attended the meeting, 8 of whom replied. 6 Councillors wished to agree to disagree and 2 wished not to agree to disagree. The Clerk informed the Officer of this decision.

To resolve to confirm that the above decision to agree to disagree was made by 6 votes to 2.

It was proposed by Cllr Greenough, seconded by Cllr Best and unanimously resolved that to confirm that the above decision to agree to disagree was made by 6 votes to 2

h) **CHANGE OF FRIENDLY LINK OFFICER**

Catherine Bray is now on Maternity Leave and while she is absent Miss Jo Patient is the Parish Council's Friendly Link Officer.

This was noted.

i) **EXCEPTION PLANNING**

Request from a Parishioner for this to be investigated by the Parish Council

PA14/00597 – Mr P Crane – OS Field 3547, Fore Street, Ashton, HELSTON, Cornwall

Proposed Development of 12 Affordable Homes and 8 Open Market Homes with new access and associated works

The Cornwall Councillor had said at the last meeting that this was an exception site and the Parishioner had queried this as they did not think that it is.

The Clerk had obtained the following explanation from the Case Officer:

'I would regard the site as a potential exception site as Ashton is not a village where housing developments of this size would be supported on Greenfield sites. Therefore I would only consider housing on the site where it is an affordable housing led scheme, which this is. In effect an exception site is any site where an open-market housing led scheme would not be considered acceptable due to policy.

However this does not mean that the application should or will be supported. Nor does it mean that the Council consider that the site should come forward as a housing site or have allocated it in some way. More information on exception sites is set out in draft Cornwall Local Plan and Affordable Housing SPD.'

The Parishioner had been unable to attend today's meeting and the Clerk had sent them a copy of the above.

10. FINANCE

a) Finance Regulations 6.6 Resolution for approval of use of a variable DD for payments to eOn for electricity supply for streetlights

It was proposed by Cllr Higginson, seconded by Cllr Caddick and unanimously resolved that use of a variable DD for payments to eOn for electricity supply for streetlights be approved.

b) To approve and sign the 3 month Financial statement

Cllr Greenough had checked the statement. It was proposed by Cllr Greenough, seconded by Cllr Wyvern Batt and unanimously resolved that the 3 month Financial Statement be approved and signed. Cllr Wyvern Batt signed the Statement. The statement balances were as follows:

| | |
|--------------------------------------|-------------------|
| Balance brought forward 1 April 2014 | £30,417.69 |
| Add income to date | £27,321.33 |
| Deduct expenditure to date | - |
| | £16,506.14 |
| Add VAT recovered | |
| Deduct VAT paid | -£367.27 |
| | £40,865.61 |

Bank balance & Petty cash

| | |
|---------------------------|-------------------|
| Current Account | £6,720.64 |
| Tracker Account | £34,820.41 |
| Less outstanding payments | -£1,062.77 |
| Plus outstanding dds | £237.33 |
| Petty Cash | £150.00 |
| | £40,865.61 |

c) To resolve to approve August payments

| no. | Name | cheque | Service/item | Net | VAT | Total |
|-----|-------------------------------|--------|---|----------------|---------------|----------------|
| 67 | R Sanders inv 3&4 | 103402 | Footpaths 14/1,81/1,81/1,46/1,22/2,22/2,65/2, 37/5,61/1,47/6,75/1,74/1,45/4,68/1,45/1,45/2, 45/3, 11/1,48/1&2&3,5/1,58/1&2,25/1,23/1, 19/1,21/6,20/1 Stiles 37/2,70/2,38/1,9/2&3,6/1,6/3,2/1,16/1&2 &3&4,17/1 | £949.71 | | £949.71 |
| 68 | E Thomas | 103403 | IT consultation projector | £25.00 | | £25.00 |
| 69 | Suregreen Limited | 103404 | Fencing posts | £217.15 | £43.46 | £260.61 |
| | | | Credit for returned batons and spikes | -£32.56 | -£6.51 | -£39.07 |
| | | | | £184.59 | £36.95 | £221.54 |
| 70 | Tracey Rickard Digital Design | BACS | New HTML5 website | £600.00 | | £600.00 |
| | | | Hosting Renewal 2015-2016 | £25.20 | | £25.20 |
| | | | | £625.20 | | £625.20 |
| 71 | e-on | dd | Electricity Streetlights June Hiwys Act 1980 s301 | £253.53 | £50.71 | £304.24 |
| 72 | BT | dd | Telephone | £19.05 | £3.81 | £22.86 |

| | | | | | | |
|----|--------------------------------|--------|---|------------------|----------------|------------------|
| 73 | R W Beard | 103407 | 2 cuts Cemetery/B&G greens/Breage Field Open Spaces Act 1906 ss 9 & 10 | £427.00 | | £427.00 |
| | Fire Crest Fire Protection Ltd | | | | | |
| 74 | | 103408 | Fire Extinguisher service | £87.20 | £17.44 | £104.64 |
| 75 | SLCC | | Governance and Accountability Practitioners | | | |
| | | 103409 | Guide 2014 | £23.00 | | £23.00 |
| 76 | BT | dd | Mobile | £17.50 | £3.50 | £21.00 |
| | | | | £2,611.78 | £112.41 | £2,724.19 |
| 77 | Mrs C L Macleod | 103405 | Salary July | | | |
| 78 | PO Ltd (HMR&C) | | PAYE | £245.00 | | £245.00 |
| | PO Ltd (HMR&C) | | Employer's NI | £124.33 | | £124.33 |
| | | 103406 | | £369.33 | | £369.33 |
| 79 | Mrs C L Macleod | 103410 | Travel 18.5 mls @53p | £9.80 | | £9.80 |
| 80 | Mrs C L Macleod | 103411 | Petty cash reimbursement | £84.91 | £3.52 | £88.43 |
| 81 | D R Treloar | 103412 | Caretaker salary July | £31.40 | | £31.40 |
| | | | | £3,107.22 | £115.93 | £3,223.15 |

Cllr Best had checked the payments. **It was proposed by Cllr Best, seconded by Cllr Coleman and unanimously resolved that the payments as listed above be passed for payment.**

d) To acknowledge receipts

Cemetery fees: £275

The receipt was acknowledged.

e) Clerk to provide Bank balances

Current Account: £7,067.17; Tracker: £26,820.41; Petty cash: £61.57; Total including petty cash reimbursement: £26,970.41.

f) The Clerk reported that she had been given permission by the Accounts Team to pay item 17 by BACS as the Web Designer had requested. In the past 2 signatories have had to go to the Helston Bank and sign to permit the payment. However, the Clerk phoned it through and said about the two Councillors going to the bank and was told that this was no longer necessary the BACS would go straight through. The Clerk could not believe this so she phoned again and spoke to someone else who confirmed it and the payment went through. The clerk expressed concern that, although she had permission to make this payment there should have been support back up as any amount could be paid to anyone. **It was proposed by Cllr Greenough, seconded by Cllr Best and unanimously resolved that the Bank should be contacted and asked for a back up to this system for the Clerk to use BACS.**

11. FOOTPATHS

Various queries on paths 78,21,41,19 & 58

Cllr Darby had left the following comments:

78 from Coastal Path to Higher Kenneggy – Cllr Darby had checked this and could not see a problem. She could only think that it had been cut after the complaint had been made.

21 Wheal Vor Area – Cllr Darby had met with the person who had reported a problem with this path and they ascertained that the identified path was not part of the PROW. The local residents have now organised for the path to be cut and it is looking good.

41 Haulfryns – Cllr Darby checked with the Contractor who assured her that this path has now been cut.

19 Ashton to Tolmennor Quarries – This was queried by a gentleman from Helston who is organising a walk in August. The path is due to be cut in early August so hopefully all will be well.

58 Penhale-an-Drea towards Ruthdower – A problem has arisen across one of the fields because the landowner has fenced off the path and the Parish Council does not have the budget to cut across fields. Cllr Darby has contacted the Countryside Officer, Hamish Gordon who says he will take a look when he is next in the area and will speak to the landowner if necessary.

12. HIGHWAYS

- It was reported that In Carleen at the edge of the village there is a galvanised pole sticking up some 10 inches.
- It was reported that a vehicle has crashed into a pole at Bakers Row, Breage.
- Cllr Bradford reported that the concrete remains of the old well is causing difficulties for residents of Prospect Close as reported at a previous meeting. He has asked Simon Parrot, of Coastline if he will look at it.
- Cllr Higginson reported that he had stopped Cormac workers at Polladras and thanked them for doing a good job with the verge clearing.
- Present ditch clearing was felt to be the worst that one councillor had ever seen.
- The Pellor Road hedge has had a large stone knocked out. Cornwall Council has put a barrier around it. The Clerk believes that Cornwall Council/Cormac will carry out the repair.
- The Trewithick Road speed sign has been replaced.

- h) The Rinsey Road sign is to be renewed. It was reported that the wall of the Farm on the corner of Rinsey Road where the sign was knocked down has now had their wall knocked down for the fourth time.
- i) The Clerk reported that a heavy vehicle passing through the road where the Parish Rooms are situated has caused knocked tiles from the house at the end of the road. This has happened several times and the occupant reported this to the Clerk.
- j) It was reported that the exit from Pengersick estate is very overgrown and that it is impossible to see when driving onto Pengersick Lane. The Clerk has reported this.
- k) The Clerk has asked again if the litter bin could be replaced at the bottom of Shute Hill by the bus stop. The area is piled with rubbish: cans, etc. She has been told that the bin in question has not been there for a number of years (but she has been asking since it disappeared), and at the current time instruction has been given to refrain from installing any bins that were not already in place when the contract began in April 2012. However, Cornwall Council are in the process of assessing the locations of all bins, as it is apparent that there are currently locations where there are too many bins i.e. litter and dog bins next to each other, when it can all be put in the same bin. The Clerk's request will be noted as a bin may become available as part of this rationalisation process.

13. STREET LIGHTING

- a) Outstanding repair work will be completed by Monday 4 August 2014

14. CEMETERY AND CLOSED GRAVEYARDS

- a) **To resolve to have a granite plaque made to be placed on the Cemetery gatepost reading CEMETERY and giving the Parish Council phone number**
Councillors felt the cost to be too much and **it was proposed by Cllr Best, seconded by Cllr Greenough and unanimously resolved that a stainless steel plaque, to match the size of the memorial plaque be purchased and fitted on the right hand Cemetery gate.**
- b) A new 'no dogs' sign has been purchased. **To resolve for the Handyman to fit this**
It was proposed by Cllr Best, seconded by Cllr Coleman and unanimously resolved that permission be given for the Handyman to fit the 'no dogs' sign to the gate post at the Cemetery.
- c) The memorial plaque for the gates has been purchased – **To resolve for the Handyman to fit this**
It was proposed by Cllr Best, seconded by Cllr Higginson and unanimously resolved that permission be given for the Handyman to fit the memorial plaque to the Cemetery gate.
- d) Closed Churchyards and disused Burial Grounds NALC Legal Topic Note LTN 65
- e) 'The Beautiful Burial Ground' Conference, Exeter, Thursday 18th September 2014, 10am - 4.30pm

15. PRAA SANDS

- a) **Erosion**
Cllr Board spoke about her further concerns about the erosion as if rock armouring is to be placed at Seameads this will leave a gap in front of Praa Green that is not rock armoured and therefore this area will naturally draw back. She has met with Cllr Keeling to discuss this. Cllr Keeling will invite Mr Schotel to a meeting with the Parish Council if Council wishes to meet with him. **It was proposed by Cllr Board, seconded by Cllr Best and resolved by 8 votes for and 2 abstentions that Cllr Keeling approach Mr Schotel with a request for him to meet with the Parish Council.**
- b) **To resolve to authorise the cutting of the tarmac path surround, the path off Greenways and the Basketball Area**
It was proposed by Cllr Best, seconded by Cllr Higginson and unanimously resolved that the cutting of the tarmac path surround, the path off Greenways and the Basketball Area, Praa Sands be authorised.
- c) Fence to protect dunes has been erected
It was agreed that the Handyman has done an excellent job.

16. BUS SHELTERS/NOTICE BOARDS/BENCHES

- a) **To resolve that the bus shelter at Newtown be painted by the Handyman**
It was proposed by Cllr Higginson, seconded by Cllr Board and unanimously resolved that that the bus shelter at Newtown be painted with metal paint by the Handyman.
- b) **To resolve that the bench at the foot of Shute Hill be repaired and the wood treated by the Handyman**
It was proposed by Cllr Higginson, seconded by Cllr Davis and unanimously resolved that that the bench at the foot of Shute Hill, Breage be repaired and the wood treated by the Handyman.

17. FIRE TRAINING

- a) **To receive report on Fire Training session attended on 24 July 2014**
Cllr Bradford provided the following report that had been circulated to Councillors:
Fire Warden Training & Extinguisher Training Course at Fire Crest Fire Protection Ltd, Pool
The Clerk, Cllr Higginson and I attended this Course on 24/07/2014 and received instruction and training as Fire Wardens and in the use of various types of Fire Extinguishers.
The course and content were well-organised, clearly presented, interesting, understandable and relevant in the main, and I believe we all learned a lot from it, both personally and for its use and application for Breage PC and the

Community. Not least being able to have 'hands-on' training and personal use of 4 different types of Fire Extinguishers. And after being trained then each of us in turn being able to extinguish a variety of fires successfully with each of the extinguishers

At the end of the Course, after completing a questionnaire, we each were given a formal Certificate confirming that we have completed the Training and the Course successfully.

(A copy of the Course Notes detailing the issues activities and responsibilities that were covered by this Course, a copy of the Test, and the Certificates are available)

The Clerk and Cllr Higginson agreed that the course had been very worthwhile.

18. BANK HOLIDAY ON-STREET PARKING REGULATIONS

To consider the request from Helston Town Council to support their petition to Cornwall Council that Cornwall Council applies the Sunday Parking restrictions, as enforced in Cornwall, to all of the English calendared Bank Holidays

It was proposed by Cllr Best, seconded by Cllr Board and unanimously resolved that Breage Parish Council supports Helston Town Council's resolution regarding the change in Bank Holiday on-street parking regulations.

19. POLLING DISTRICT & PLACES REVIEW

Stage 2 Consultation

a) To receive draft recommendations of the Constitution and Governance Committee 8 July 2014
Councillors were unhappy with the way the Parish Council's suggestion about adding Carleen Village Hall had been dealt with by consultation with the Cornwall Councillor but without further consultation with the Parish Council and wondered why they had been asked to comment.

b) To resolve to respond to these recommendations

It was proposed by Cllr Higginson, seconded by Cllr Bradford and unanimously resolved that the recommendations be approved but that Council's comment in a) be included.

20. CHACEWATER PARISH COUNCIL

To respond to the letters:

(i) from Chacewater PC regarding the performance of Cornwall Council

Councillors wholeheartedly agreed with Chacewater's comments. **It was proposed by Cllr Rashleigh, seconded by Cllr Board and unanimously resolved that Chacewater PC be supported regarding the performance of Cornwall Council**

(ii) from John Pollard (Leader CC) in reply

This was noted.

21. DRAFT 'LEGISLATIVE REFORM (ENTERTAINMENT LICENSING) ORDER

This will now be scrutinised by the Regulatory Reform Committee of the House of Commons

22. DRAFT LOCAL DEVELOPMENT STRATEGIES OF THE FOUR CORNISH LOCAL ACTION GROUPS ARE NOW OUT FOR CONSULTATION.

- *Overall, do you support the strategy for the area?*
- *Do you feel the LDS strategy reflects the area it is written about?*
- *Do you feel the SWOT analysis reflects the area it is written about?*
- *Do you feel the priorities identified are supported by a logical train of evidence from the consultation undertaken?*
- *Does the split of funding across the Defra priorities reflect the local priorities identified?*
- *What comments would you like to make?*
- *Are you interested in joining a LAG?*

The Parish Council did not wish to respond to this consultation.

23. REPORT FROM CLERK

a) Minute Training

The Clerk had circulated the pages from the minute training and the following:

The recommended number of pages for minutes was two sides of A4. If 3 sides are necessary then 4 could be used.

Only an oblique reference to discussion is needed.

It is not necessary to include payments. These can be given on a separate sheet.

Of course it is up to Council as to what is included but you need to vote on that and make it clear to the Clerk.

Verbatim minutes were not recommended.

You will see that I have included Councillors names only in resolutions on the July minutes.

It was said that it is unnecessary to include names and to do so could encourage FOI requests.

It is not even necessary to have names on the resolutions, initials suffice and a cross or a tick for the result.

Motions must be recorded word for word so you need to be more specific!!

Any amendments to the minutes must be made by hand on the signed copy and not retyped and then signed. The retyped version can be used on the website.

The hand written minutes taken at the meeting should be destroyed shortly after the minutes have been approved.

To discuss and to resolve to adopt required changes in content of minutes

Cllr Bradford felt that he would not like his comments on Planning précised to one line.

It was agreed that minutes should be recorded. After further discussion **it was proposed by Cllr Wyvern Batt, seconded by Cllr Greenough and unanimously resolved that the required changes in the minutes that the Clerk had listed be adopted and that meetings should in future be recorded.**

b) Other matters

- (i) Appeal Hearing Breakers – This was held on 30th July. There is an appeal for Spindrifft if you wish to add anything to what you have already said it must be in by 1st September. Councillors did not wish to add anything.
- (ii) Sharps behind Newtown bus shelter – someone has been sent out to collect them.
- (iii) Piggery Letter Phil Mason – no reply yet. **It was proposed by Cllr Bradford, seconded by Cllr Board and unanimously resolved that a copy of the letter be sent to John Pollard.**
- (iv) Governance and Accountability book arrived but folder damaged – the Clerk has requested a replacement.
- (v) Defibrillator notices – Someone asked if notices advertising the whereabouts of the defibrillator could be displayed. This was thought to be a good idea.
- (vi) Report that Toilets flooded at Praa Sands took a while to sort. This has happened again. **It was proposed by Cllr Greenough, seconded by Cllr Higginson and unanimously resolved that the Clerk contact Cllr Keeling with a reminder about the Danfo offer of a free survey regarding public conveniences.**
- (vii) Planning Conference – Training workshops. Nearest Pool; 30 September, 2-8 p.m. – please let the Clerk know if you wish to attend.
- (viii) When the uncultivated inhabitants of this remote region regarded a wreck as a "God-send," and plundered without hesitation everybody, living or dead, thrown upon the shore, Breage and Germnoe parishes acquired a melancholy notoriety. The sailors popular prayer being: "God keep us from rocks and shelving sands, And save us from Breage and Germoe men's lands." Happily those days are almost forgotten. Dot Virgin, a previous long-term resident of Breage, who has recently died stitched the words of the prayer and it has been passed to the Parish Council to see if you would like to have it and display it in the Parish Rooms. **It was proposed by Cllr Higginson, seconded by Cllr Bradford and unanimously resolved that the Prayer sampler stitched by Dot Virgin be displayed in the Parish Rooms, Breage.**
- (ix) Debate on Flooding at the Pool Innovation Centre from 6pm on 21st August. Please let the Clerk know know if you wish to attend.
- (x) S106 – The Clerk been informed that the money from the Penbro Way houses being £12,456.00 in total, is to be placed in the Breage Parish Council Tracker bank account. There was a request from Breage Village Hall some time ago for help with a new floor and repairs to walls which will bring a large bill. Quotes have been received. This contribution must be spent in accordance with the requirements of the Agreement, i.e. towards the maintenance or improvement of community facilities within the Parish of Breage. It was the Hall that was originally nominated. In order to monitor the expenditure of this contribution, details of how it is being spent will be required and a clear audit trail needs to be kept.
The Clerk will put the matter on the next agenda so that it may be resolved that the Village Hall receives this payment.
- (xi) Speed limit main road – at lollipop crossing. One of the mothers is very anxious about the very fast speed of traffic passing on the A349 past the school turning at Breage. The Clerk has contacted PCSO Whitford and Cllr Keeling. PCSO Whitford has replied that he will be looking after the summer break to do some proactive work with the children of Breage School with speed guns. I will also look at trying to get the Community Speed Van down to do some enforcement.
- (xii) Tree work Christmas Lights. All trees that Cornwall Council has responsibility for, if Christmas Lights are to be hung from them, must now be mapped and described on a given form to the Cornwall Council Forestry Officer giving a contact name and details. The Clerk sent the form to the Breage Lights Chairman who has already completed it. Cllr Coleman advised that Ashton does not hang any Christmas Lights in Cornwall Council trees. The Clerk asked who should be contacted regarding Godolphin and was told that it is Mr Ken Woollcott.
- (xiii) Advice of Water-based Activity Concessions Second Phase of Consultation for Concessions for Water-based Activities on Cornwall Council Beaches has been received.
- (xiv) CALC Annual Report and Response to Local Audit Consultation has been received.
- (xv) Dog ban petition, re. change of times Praa Sands beach, has been received by the Clerk. There will be an item on the next agenda.
- (xvi) There are more Fire Brigade and Fire Rescue strikes due:
Strike action will take place for eight days from Saturday 9 August – until Saturday 16 August between 12:00–14:00 and 22:59 – 23:59.
In addition, there will also be action short of a strike on the following days:
9 August 2014 – 16 August 2014 from 14.00 to 22.59
9 August 2014 – 15 August 2014 from 23.59 to 12.00
16 August 2014 – from 23.59 until further notice
- (xvii) The Clerk had received a reply from Tony Lee, Development Officer, Planning about the quality of drawings accompanying planning applications. This had been circulated to Councillors.

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

It was suggested that if another meeting was due to have as many planning applications on the agenda as the meeting today, a separate, extraordinary meeting should be held. There was no uptake on this.

Cllr Bradford reported that the old Bible Christian Chapel at Ashton now has a new sound roof that has already received many compliments.

Parishioners had expressed concern over the work done without planning permission at the Old Post Office, Ashton.

It was reported that the new Cemetery gates, the new gates for the closed graveyard next to Breage House and the Basketball post, backboard and basket in Breage Field were all now in place and looking superb.

There had a disastrous weekend regarding Praa Sands toilets. The pans had been bunged up with toilet paper – which appears to be the wrong type. The toilets had to be closed on a Sunday and when the pub was serving its roast meals there was a mighty queue of people waiting to use the toilets there. Cllr Board requested that the toilets be put on the next agenda.

Cllr Greenough requested that the Neighbourhood Development Plan be put on the next agenda.

The new Caretaker was complimented on his cleaning and the way the grass had been cut.

25. CORRESPONDENCE

CC – New charges for certain types of waste

Cornwall Interlink – Various information

Rsn – Rural Housing Spotlight

Rsn – Rural Vulnerability Service Broadband

Tempus Leisure – A.C.T.I.V.E. Project – free activities

SLCC - News bulletin

Rsn – Rural Vulnerability Service Fuel Poverty

CALC – Annual Report

MEP – Video Blog

Helston & The Lizard Works – enhancing projects

MEP – Press release

Cornwall Fire & Rescue Service – 3rd Prince's Trust Programme

CC – Localism and Devolution Information Bulletin

Vital venues – Newsletter

Rsn – Spotlight on Rural Health

Cornwall Countryside Access – Agenda

CC – St Eval Neighbourhood Development Plan

Rsn – Email news digest 28 July 2014

LIAS – Deregulation Bill

Forestry Officer CC – Christmas Lights and Cornwall Council Trees

CALC – Obtaining a gov.co.uk website address

Rsn – Funding package to fight rural crime

CC – Various WWI events

To note any correspondence received since the agenda was published

Clerks and Councils Direct – July 2014

Rsn – Email news digest 4 August 2014

26. TO RECEIVE ADVANCE NOTICE OF ITEMS FOR NEXT AGENDA

Praa Sands: Erosion and Toilets; The Neighbourhood Development Plan;

27. TO CONFIRM THE DATE AND TIME OF NEXT MEETING: PARISH COUNCIL MEETING TUESDAY 2 SEPTEMBER 2014 at 7.00 P.M.

This was confirmed.

28. EXCLUSION OF PRESS AND PUBLIC

To resolve that members of the Press and Public be excluded from the meeting on the grounds that the agenda items below be discussed, due to the likely disclosure of exempt information as defined in Part 1, schedule 12A of the Local Government Act 1972

It was proposed by Cllr Caddick, seconded by Cllr Coleman and unanimously resolved that members of the Press and Public be excluded from the meeting on the grounds that the agenda items below be discussed, due to the likely disclosure of exempt information as defined in Part 1, schedule 12A of the Local Government Act 1972

Members of the public left the meeting at this point.

29. CEMETERY

To discuss the cremated remains section and make a decision regarding improvements

There is obviously too much work for councillors to tackle. **It was proposed by Cllr Coleman, seconded by Cllr Best and unanimously resolved that the Handyman be asked to do a thorough job on the area and get it tidy. This could then perhaps be added to the Cemetery contract when it is due for renewal.**

30. CARETAKER

- a) **To receive Parish Employment Working Group information regarding the new Caretaker and to resolve to confirm this appointment**

After receiving the Employment Working Group's report **it was proposed by Cllr Bradford, seconded by Cllr Rashleigh and unanimously resolved that Mr Peran Treloar be appointed as Caretaker for Breage Parish Rooms for a probationary period of 2 months from 1st August 2014.**

31. ASHTON AMENITY FIELD

- a) **To discuss information received from Ashton Community Association Trustees**

Councillors were bewildered to be offered the Trusteeship.

- b) **To resolve make a decision on the way forward**

It was proposed by TC, seconded by AB and unanimously resolved that the Trustees be contacted and the Parish Council should refuse the Trusteeship. The Council would be willing to consider taking on ownership providing the Villagers of Ashton were given chance to object and subject to any financial and legal considerations.

[Cllr Bradford brought to the Council's attention the fact that Mr Mike Eustace, using his own equipment and fuel, spends many hours voluntarily mowing the grass and cutting the edges of the Ashton Amenity Field - thus keeping a walkway for people to access the field and the play equipment - as well as tending to the bushes and trees.

It was proposed by Cllr Bradford, seconded by Cllr Higginson and unanimously resolved that a formal letter of thanks on behalf of the Parish Council and the people who use Ashton Amenity Area be sent to Mr Eustace.] Omitted on draft.

32. OPENNESS AND TRANSPARENCY REGULATIONS 2014

Regulations will come into force on August 6th 2014.

- a) **To make necessary decisions**

It was proposed by TC, seconded by GH and unanimously resolved that an opening format be prepared for the Parish Council meetings advising that meetings would be recorded and that a voice recorder be purchased.

There being no further business the meeting closed at 10.18 p.m.

BREAGE PARISH COUNCIL

DRAFT MINUTES OF PUBLIC PARTICIPATION DURING THE ORDINARY PARISH COUNCIL MEETING HELD ON 5 AUGUST 2014 IN THE PARISH ROOMS BREAGE

At 7.05 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 Bolitho spoke about his planning application, PA14/05661 and thanked the Parish Council for its previous support and asked for further support today.

Mr Rogers spoke about his planning application, PA14/06519 and said that the Landscape and Impact Assessment had been provided for the anaerobic digester and that he had circulated copies of the process of bio digestion. In this case it would be to turn waste products, potatoes, maize and sugar beet to provide methane that would generate electricity and heat. The farm is fuelled by electricity and the £100,000pa bill would be sustainable. Heat would be used to pasteurise the digestate, (material remaining after anaerobic digestion), and the bio fertiliser would be used on the land. This would create 2 new full time jobs and Mr Rogers would be working with local farms and contractors. About half the waste would be produced by the farm and the other half was obtainable from 6 people. Spring barley was losing £130 an acre and this system would mean that he would be £280 an acre better off. Potatoes are suffering and there has been a decline of 10% in sales over the last 12 months. Although Mr Rogers would have liked to continue he had to react to change. He wished to reduce his potato area and diversify into a more sustainable business. Profitability of the business would be improved.

Mr Rogers added that Mr Bolitho worked for him and he encouraged the Parish Council to respond positively to Mr Bolitho's application as Mr Bolitho had lived here all his life and Mr Rogers would not wish to lose his skills.

It was proposed by Cllr Bradford, seconded by Cllr Caddick and unanimously resolved that Councillors be permitted to ask questions of Mr Rogers. Questions were raised about the number of digesters in Cornwall and what would happen if there was a world shortage of potatoes. Mr Rogers satisfactorily answered these.

Mr Burrows spoke about planning application PA14/06406. He had previously made comment in 2012. He felt that the comments in this application were refuting what he had said but he stood by those comments. He used the field on a daily basis and felt it was not correct that the use of the small caravan was residential.

Mr Rayment was disturbed by Cornwall Council's permission for the Piggery application, Praa Sands without an archaeological survey. Regarding application PA14/06415, Mr Rayment was opposed to the height and had emailed Council. Mr Rayment said that as this is within an AONB and the provision of a third storey would intrude vertically visually and be inconsistent with the provisions of the Cornwall AONB Management plan, regardless of the changed aspect of the roof gables. This building can be seen clearly from the valley behind on the skyline and adding a third storey would make it stand out further. There are no other three storey properties in the road. The picture in the application of the view from the existing ground floor sitting room is misleading in that it is taken from a low viewpoint, probably kneeling on the floor, showing the back of the sofa. If viewed from a viewpoint of a person standing in the sitting room much more of the bay would be visible. Mr Rayment suggested I do know that previous owners of the house using one of the two front first floor bedrooms as a sitting room to take advantage of the views of the bay, as a previous owner had done. The ground floor dining room could then be used as another bedroom. In a recent rejection of an Appeal against refusal of Planning Permission for a new property further up Trewartha Road, the Inspector quoted from the Framework 2012 on AONB, stating that "Great weight should be given to conserving landscape and scenic beauty in Areas of Outstanding Natural Beauty, which have the highest status of protection in relation to landscape and scenic beauty". Mr Rayment considers that for this reason alone this application should be refused as it would breach these views

Mr Smith told Council that someone in the field next door to him was burning rubbish and he wished the Council to know that it is not him. He spoke about his application PA14/06406 saying that Google Earth clearly showed the site and that he had provided Cornwall Council with a DVD showing an old man living in the original caravan.

Public Participation ended at 7.22 p.m.