

MINUTES of the ORDINARY MEETING of ST JUST-IN-PENWITH TOWN COUNCIL held in the Council Chamber, Council Offices, 1 Chapel Street, St Just on Monday 12 January 2015 at 7.15 p.m.

PRESENT

Councillor K McFadden - Town Mayor
Councillor T N McFadden – Deputy Town Mayor

COUNCILLORS

Mrs M Blundy	F Morris
B Clemens	D Roberts
Mrs F Cock	G Roberts
T McFadden	Mrs G Salmon
Mrs G McQueen	

TOWN CLERK

Elaine Baker

ALSO IN ATTENDANCE

Cllr Mrs S James – Cornwall Council

COUNCILLOR MONTY NICHOLLS

The Town Mayor reported the sad loss of Councillor Monty Nicholls, former Mayor of St Just Town Council. The Town Council stood for a minutes silence as a mark of respect.

PUBLIC ADDRESS AT COUNCIL MEETINGS

None.

TC.228 APOLOGIES FOR ABSENCE

None received.

TC.229 DECLARATIONS OF INTERESTS

Cllr Clemens declared a non-discloseable interest in min no. TC. 237(a) Applications in respect of planning application PA14/11722 as a relative of an owner of a property opposite the development site, and agreed to withdraw from the meeting for consideration of the application.

Cllr G Roberts declared a non-discloseable interest in min no. TC. 237(a) Applications in respect of planning application PA14/11523 as the occupier of a commercial unit on the farm and agreed to withdraw from the meeting for consideration of the application.

TC.230 DISPENSATIONS

None received.

TC.231 MINUTES

RESOLVED: That the minutes of the Ordinary Meeting of the Town Council held on 15 December 2014 be approved as an accurate record and signed by the Town Mayor.

(Action by : Elaine Baker)

TC.232 MATTERS ARISING

There were no matters arising from the minutes.

TC.233 ST JUST – COACH DROP OFF

The Town Council was advised of a proposal by Cllr Sue James to provide coach drop off points within St Just to increase visitor numbers to the town. There were currently two options being proposed: the first to pilot coach parking at the Rugby Club for which there would be no cost. The second to provide two coach parking bays at the bus station in St Just for which there would be a cost of £600.00 to provide the road markings. To keep costs to a minimum it was being proposed that the works be undertaken without the need for a Traffic Regulation Order which meant that restricting parking in the bays by other vehicles would be unenforceable. In addition, there would be a need for new road signage and some local businesses had expressed an interest in sponsoring signs.

The total estimated cost of the works was £1,000 and Cllr Mrs James was seeking the Town Council's "in principle" support and whether the Town Council would be willing to help fund the proposal.

The Town Council was concerned about a further increase in the number of signs within the town centre and some Town Councillors questioned whether there would be a significant increase in the volume of visitor numbers to the town in the light of the new gallery being opened. However, in order to undertake the pilot the Town Council:-

RESOLVED: To make a financial contribution of £100.00 towards the cost of marking out one coach "drop off" bay at the Bus Station provided that the necessary match funding was secured.

(Action by : Elaine Baker)

TC.234 WEED SPRAYING AGREEMENT

The Town Council considered the detail of a proposed agreement between the Town Council and Cormac Ltd to undertake highway weed spraying within the parish. Due to budgetary pressures, Cornwall Council was once again not funding weed spraying in 2015 / 16 and the offer was now being made to the Town Council by Cormac Ltd to undertake the service at a cost of £2052.00 plus VAT for a distance of 13.68km within St Just, Pendeen and Trewellard.

RESOLVED : That

- (1) the agreement between the Town Council and Cormac Ltd for weed spraying services in 2015 / 16 at a cost of £2,052 plus VAT be accepted;
- (2) the funding for the work be met from the Town Council's "free reserves"; and
- (3) the Town Clerk be authorised to sign the agreement on behalf of the Town Council.

TC.235 LOCAL MAINTENANCE PARTNERSHIP 2015 / 16

The Town Clerk reported that the grant offer in respect of the Local Maintenance Partnership (LMP) 2015 / 16 had been received from Cormac Ltd on behalf of cutting the public rights of way in the parish. The Town Clerk reported that the amount of grant had remained unchanged from previous years £5,636.00. The Town Clerk also sought the Town Council's approval to continuing with Scottworthy Estate Services as the Council's approved contractor in 2015 / 16 and that Standing Orders be waived accordingly.

RESOLVED : That

- (1) the grant of £5,636.00 in respect of the LMP 2015 be accepted; and
- (2) Scottworthy Estate Services be retained as the Town Council's preferred contractor for 2015 / 16 and that standing order 19(c) and financial regulation no 11 be waived accordingly.

TC.236 FINANCE

(a) Financial Assistance

The Town Council received no applications.

(b) Accounts for Payment

RESOLVED: That the accounts to the value of £7,520.86 be approved for payment.

(Action by: Elaine Baker)

(c) Letters of Thanks

None.

TC.237 PLANNING

(a) Applications

PA14/11490 Trim conifers at The Cottage, Trewellard Road, Trewellard, Pendeen. Applicant: Mr. J.M. Orriss. **(For Information Only)**.

In accordance with his declaration of interest Cllr G Roberts withdrew from the meeting for consideration of the following application.

PA14/11523 Erection of replacement Animal Welfare agricultural timber building, replacing storm damaged building at South Bosvargus Farm, Bosvargus, St. Just. Applicants: Mr. Crosbie and Andrew Stephens. **(T Cl No objection)**.

PA14/11630 Single storey rear and side extension and external chimney to replace existing rear extension at Town Houses, 1, Bosorne Street, St. Just. Applicants: Mr. and Mrs. M. Wingrove. **(T Cl No objection)**.

PA14/11608 Construction of 3 bedroom dwelling together with forming new vehicular access at Carvean, 22, Fore Street, St. Just. Applicant: Mr. T. Olds. **(T Cl No objection in principle)**.

In accordance with his declaration of interest Cllr Clemens withdrew from the meeting for consideration of the following application.

PA14/11722 Construction of 3 dwellings, (1 affordable) with off-road parking on land opposite Hillside Cottages, Trewellard, Pendeen. Applicant: Mr. R. Mudge. **(T Cl No objection in principle)**.

PA14/11774 Proposed stone faced extension replacing existing timber conservatory including a rooflight at Long Barn, Lower Boscawell, Pendeen. Applicant: Mr. G. Berry **(T Cl support)**.

(b) Decisions

PA14/08304 General purpose agricultural barn at Lower Keigwin Farm, Pendeen, Penzance. Applicant: Mr. J.M. Jelbert. **Approval** (T. Cl. Strong support).

PA14/09405 Certificate of lawfulness existing use: Confirmation that Trewellard Hill Farmhouse, Trewellard, Pendeen still retains a lawful use as a residential dwellinghouse. Applicants: Mr. and Mrs. John Williams. **Granted CAADs and LUs only** (T. Cl. Strong support).

PA14/09897 Refurbishment, extension and alterations at 9, Carrallack Terrace, St. Just. Applicant: Mr. G. Nicholls. **Approval** (T. Cl. No Objection).

PA14/10288 Construction of first floor extension (amendment to approved plan 96/P/0788/F at 22, Carnyorth, St. Just. Applicant: Mr. S. Flinders. **Approval** (T. Cl. No Objection).

PA14/10440 Ground floor extension, renew roof covering and rebuild chimney at 25, Bosorne Road, St. Just. Applicant: Mr. Timothy Baker. **Approval** (T. Cl. No Objection).

PA14/02910 Conversion of redundant barn and installation of septic tank. (Re-design of planning approval W1/90/0653/F) at Trevegean Veor, Trevegean, St. Just. Applicants: Mr. and Mrs. Tregear. **Approval** (T. Cl. No Objection).

PA14/10270 Replacing of upvc doors and windows, installation of external insulation with a render finish. Construction of detached garage and connecting footpath with demolition of existing garage. Installation of Juliet balconies at first floor level at 14A Carrallack Terrace, St. Just. Applicants: Mr. and Mrs. R. Bacon. **Approval** (T. Cl. No Objection).

PA14/09688 Retrospective application for greenhouse/produce store at Trebartine, Kelynack, St. Just. Applicant: Ms. Clare Dyas. **Approval** (T. Cl. No Objection).

PA14/10712 Following Planning Approval PA14/04554, a change to existing window in the upstairs bedroom on south west elevation at Hendra Cottage, Hendra, St. Just. Applicant: Mr. A. Rutkowski. **Approval** (T. Cl. No Objection).

PA14/11093 Single storey side extension to replace existing pre-fabricated garage, front porch extension (amended design PA14/04158) and replacement shed in rear garden. Applicants: Mr. and Mrs. Paul Skinner. **Approval** (T. Cl. No Objection).

(c) Appeals

PA14/05544 Proposed pair of holiday units at Highfield Stables, Nancherrow, St. Just. Applicant: Mr. W. Tieken. **Refusal** (T. Cl. Not against the principle of holiday lets but strongly objects to the use of materials and the scale of the development).

TC.238 TOWN & COUNTRY PLANNING ACT 1990 THE TOWN & COUNTRY PLANNING (TREE PRESERVATION) (ENGLAND) REGULATIONS 2012 LAND ADJ TO LEAT ROAD, BOSCASWELL DOWNS, PENDEEN, PENZANCE TREE PRESERVATION ORDER 2014

The Town Council noted that the making of a Tree Preservation Order at the above site had been confirmed without modification.

TC.239 INFORMATION ITEMS

The Town Clerk reported on the following items:-

Local Government Finance Settlement 2015 / 16 (2%) but would not be applied to town and parish councils.

Transition Penwith – Regional Event 6 February 2015

West Penwith Community Network Panel – 22 January 2015. Cllr Mrs McQueen agreed to attend the meeting as the Town Council’s representative.

TC.240 CALC TRAINING 2015

The Town Council received details of the CALC training programme for 2015. Any Town Councillors interested in attending a course to contact the Town Clerk’s Assistant who would make the necessary arrangements.

RESOLVED: That attendance at the CALC courses 2015 be an approved duty for the payment of Councillor expenses.

(Action by : Elaine Baker)

TC.241 MATTERS FOR REPORT

Cllr Clemens reported that he had met with PCSO Andrew Tonkin to discuss the recent attacks in Moorland Close, Boscaswell. To date two alleged attacks had been reported. Cllr Mrs James also reported that all residents had received a visit from the local Police to allay concerns about personal safety.

Cllr D Roberts reported that the St Just Sports Hall was continuing in its development of new activities to increase usage of the facility. A new “Tumble for Toddlers” activity had been introduced.

Cllr G Roberts reported that Pengarth Day Centre had secured £7,165 of grant funding towards its transport costs and an additional grant of £36,000. Cllr Roberts was due to attend a Board of Trustees meeting on 16 January 2015.

Cllr Mrs James also reported that the keys to the new properties at Moorland Close had now been handed over to the Land’s End Peninsula Community Land Trust. An open event was being held on 17 and 31 January 2015 between 11.00 a.m. and 2.00 p.m. to which all Town Councillors were invited to attend.

Meeting closed at 8.04p.m.

Town Mayor