

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 20 July 2015 at 7.15 p.m.

PRESENT

Councillor K McFadden - Town Mayor

COUNCILLORS

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

TOWN CLERK

Elaine Baker

ALSO IN ATTENDANCE

Cllr Mrs S James – Cornwall Council
Mrs N McFadden – Cornwall Garden Services, Applicant PA15/05214
Gary Kaute – Local resident
Rob Pickering – Bosavern Community Enterprise Applicant PA15/05399
Kate Beckley – Bosavern Community Enterprise
Sharon Olds – Local Resident
Various members of the public

TC.76 PUBLIC ADDRESS AT COUNCIL MEETINGS

None.

TC.77 APOLOGIES FOR ABSENCE

An apology for absence was received from the Deputy Town Mayor.

TC.78 DECLARATIONS OF INTERESTS

The Town Mayor and T McFadden declared a non-registerable interest in minute no. TC.87/15(b) (Applications) in relation the planning application PA15/05214 as they were related to the applicant and agreed to withdraw from the meeting for consideration of the application.

Cllr N McFadden declared a pecuniary interest in minute no. TC.87/15(b) (Applications) in relation to planning application PA15/05214 as the applicant and a non-registerable interest in minute no. TC.87(a)/15 ((Financial Assistance) as a member of the St Just Amateur Boxing Club and agreed to withdraw from the meeting for consideration of both items.

Cllr Mrs McQueen declared a non-registerable interest in minute no. TC.87(a)/15 (Applications) in relation to PA15/05399 as she was related to a member of the Board of Directors and agreed to withdraw from the meeting for consideration of the application.

Cllr Morris declared a non-registerable interest in minute no. TC.87(a)/15 (Applications) in relation to PA15/05968 as the applicant was known to him and he agreed to withdraw from the meeting for consideration of the application.

Cllr Stevens declared a non-registerable interest in minute no. TC.87/15(b) (Applications) in relation to PA15/05399 as the applicant was known to him and agreed to withdraw from the meeting for consideration of the application.

TC.79 DISPENSATIONS

There were no dispensations granted.

TC.80 MINUTES

RESOLVED: That the minutes of the Ordinary Meeting of the Town Council held on 6 July 2015 be approved as an accurate record and signed by the Town Mayor.

TC.81 MATTERS ARISING

On minute TC.69/15 (St Just Library), the Town Clerk reported that the Communities Policy Advice Committee at its meeting on 17 July had not accepted Option 2 (Model B – to formally tender for the provision of the whole service under a separate organisation) for recommendation to Cabinet on 23 July. The Committee had instead resolved to request that further work was undertaken by officers (in line with option 3 of the report) prior to any decision on the future of the library and One Stop Shop service being taken. Therefore, the report would not now be considered by the Cabinet.

The Town Clerk also commented on the letter of representation that had been submitted by the Town Council via email to Cllr Geoff Brown, Portfolio holder for Communities which had set out the Council's continued support for a local solution working with our local partners.

A further meeting with local partners had been held that morning and work would now commence on the submission of a detailed business case for the transfer of the library to Cape Cornwall School. The Town Council would be kept advised on progress.

On minute no. TC.71/15 (Parking Enforcement in St Just), the Town Clerk reported that she had received confirmation from Cornwall Council's Parking Operations (West), that it would not be appropriate to remove the lower parking enforcement sign from the Lafrowda Car Park.

TC.82 REPORT OF THE TOWN MAYOR, DEPUTY TOWN MAYOR AND TOWN COUNCILLORS

The Town Mayor reported that he had attended the lighting of the Midsummer Bonfire on 23 June, a meeting regarding the Leat, Pendeen on 7 July, St Just in Bloom Judging on 17 July and the meeting with local partners regarding the future of St Just Library on 20 July 2015 with the Town Clerk.

Cllr Mrs Blundy reported on the responses received from the local community at the Lafrowda Festival on 18 July 2015 (copy of note tabled at the meeting).

Cllr Clemens apologised that he had been unable to attend the Community Network Meeting on 9 July 2015. He had also attended the Leat meeting on 7 July and reported that Mr Matthews had expressed his thanks for the help received in clearing the area.

Cllr Stevens reported that he had also attended the library meeting on 20 July 2015.

TC.83 REPORT OF THE POLICE OFFICER

In the absence of PCSO Andrew Tonkin, the Town Clerk presented the monthly Police report for the period covering 20 June to 18 July 2015. During that period there had been 15 reported crimes which compared to 14 for the same period last year.

The reported crimes were as follows:-

- 1 Criminal Damage
- 5 Assaults (ABH)
- 3 Thefts
- 3 Drink Drives
- 1 Burglary
- 1 Threat to destroy property
- 1 Sexual Assault

The Town Council was advised that the figures did not include any crimes, if any, arising from the Lafrowda Festival. These would be included in the next month's report.

TC.84 REPORT OF THE CORNWALL COUNCILLOR

Cllr Mrs James presented her monthly report of county matters which focussed on the Leat, Pendeen, St Just Library, the 'Case' and 'Deal' for Cornwall and feedback from the Police and Crime Commissioner attending the Community Network meeting on 16 July 2015.

The public meeting at the Leat, Pendeen was held on Tuesday 7 July. In advance of the meeting the grass had been cut by Cormac Ltd. and Cllr Mrs James's further enquiries had confirmed that for the rest of this financial year the grass would continue to be cut 4 – 5 weekly. Approximately, 12 - 14 people joined Delia Webb and Cllr Mrs James, including four Town Councillors. There were also two members of the original Silver Jubilee project in attendance; Cyril Honey and Arthur Matthews, who enjoyed sharing some of the history, including photos of the site. Tom Westfoot a descendant of the family who donated the land to the community also attended and who continues to assist with management of the pond.

Sadly, the average age of the members of the original group was a little high to discuss any significant involvement in any future local management of the site but led by members of the Town Council, and members of the local community, the area had been cleared of grass cuttings. Cyril Honey and Arthur Mathews joined and supported the work.

Cllr Mrs James had shared the local information she had gleaned regarding the verbal handover of the site to Penwith District Council with Cornwall Council Officers and they were now exploring whether Cornwall Council could register the land and ensure maintenance responsibility. Problems with the drainage of water were also discussed and the local steward for Cormac Ltd. was currently trying to resolve the problem.

Town Councillors were advised that Cornwall Council's Communities Committee were being asked to recommend to the Cabinet the commencement of a tendering process that would have seen the whole of the Face to Face Service (Libraries and One Stop Shops) 'outsourced'. Cllr Mrs James, together with a few other councillors had attended the committee to make representation that the recommendation be not supported. The Committee having listened to the representations had taken the decision to instruct officers to:-

- Progress the devolution of local libraries and/ or One Stop Shops to Town/ Parish Councils and/ or community groups who have expressed interest;
- Explore technology options for reducing costs and improving opening hours;
- Look again within communities where no local devolution proposals had come forward to support engagement now;
- Explore combining the remaining stand-alone One Stop Shops into libraries; and
- Only if, not all libraries and One Stop Shops had a potential local solution would the committee consider looking to an external provider for those remaining the full responsibility of Cornwall Council.

What this means for the St Just Library was that the Town Council, the Friends of St Just Library, our local schools, Cllr Mrs James and Cornwall Council Officers could now work together to deliver a local solution that was beneficial to the local community. The bottom line was that all building and staffing costs would have to be met locally but Cornwall Council would continue to provide the books, some technology and expertise.

Regarding the 'Case for Cornwall' or the 'Deal for Cornwall', Cllr Mrs James commented that neither were anywhere near devolution, in the sense of an 'Assembly for Cornwall'. The 'Case' sought powers that Cornwall wanted, enabling decisions that only affected Cornwall to be controlled locally. The 'Deal' was what Government was saying they were prepared to offer, without the need for Cornwall having to have an elected Mayor. The 'Deal' covered a range of key areas including transport, employment and skills, EU funding, business support, energy, health and social care, public estate, heritage and culture. There were a number of "firsts" for Cornwall, as a rural authority.

Cllr Mrs James reported back from the last Community Network Meeting attended by the Police and Crime Commissioner (PCC), Tony Hogg. The PCC reported that to meet budgetary pressures, the Chief Constable had suggested that the role of PCSO should be scrapped across Devon and Cornwall. Whilst a few at the meeting supported the proposal as a way of saving money, the majority had made it clear that without the work of PCSO's many of our local communities would rarely see a member of the Police Force. The PCC did seem to understand that. There was also much discussion of the continuing problems of the non-emergency 101 service, and concern that some crimes were now deemed not important enough to respond to. The PCC would like to go to referendum and put the Police precept up by more than 2% and was trying to gauge the public mood for this.

TC.85 NEIGHBOURHOOD PLANNING

At the request of Cllr Mrs Blundy, the Town Council considered the issue of Neighbourhood Planning (NP) and the possibility of the Town Council producing its own plan.

Councillor Mrs Blundy stated that the matter needed to be discussed for the following reasons:-

- Owe it to our communities;
- Without one the local community would be vulnerable to developers, and neither Cornwall Council or the AONB Unit would necessarily protect us;
- Many neighbouring councils, even small parish councils, were developing NPs – if the Town Council did not have one, the local community would become an easy target for property developers whose ideas may not match ours;
- Cllr Mrs Blundy personally felt that she did not want to look back in the years to come and regret not speaking out in favour of developing a NP;
- The Town Council was urged to look at the Cornwall Strategic Housing Land Availability Assessment (SHLAA), which earmarked potential development sites.

Cllr Mrs Blundy proposed and it was seconded by Cllr Mrs McQueen that James Hardy, Community Link Officer, Cornwall Council be invited to a meeting of the Town Council to provide the Town Council with further information on the possibility of developing a Neighbourhood Plan for St Just and Pendeen.

RESOLVED: That James Hardy, Community Link Officer is invited to a future meeting to provide the Council with further details on the neighbourhood planning process and potential funding opportunities.

(Action by : Elaine Baker)

TC.86 FINANCE

(a) Financial Assistance

In accordance with his disclosure of interest Cllr N McFadden withdrew from the meeting for consideration of the application from the St Just Amateur Boxing Club.

The Town Council considered a report by the Town Clerk which set out requests for financial assistance from the St Just Amateur Boxing Club towards its annual rent costs, and the St Just Community ABC Ltd. towards the cost of installing disabled toilet facilities within the Town Hall.

The application from the St Just Community ABC Ltd. was deferred until the next meeting on 3 August, to enable representatives of the organisation to attend the meeting and provide the Council with additional information.

RESOLVED: That the following grant be awarded:-

(a) St Just Amateur Boxing Club £1,000.00

(Action by : Elaine Baker)

(b) Accounts for Payment

RESOLVED: That the accounts to the value of £3,171.16 be approved for payment.

(Action by: Elaine Baker)

(c) Letters of Thanks

The Town Clerk reported that a letter of thanks had been received from St Just Amateur Football Club in respect of the grant award for the ball stop netting which had been approved at the last meeting.

TC.87 PLANNING

(a) Pre-application Advice

Andy Tanner attended the meeting to seek the Town Council's informal comments on the erection of an additional wind turbine at Leswidden Concrete Works prior to the submission of a formal planning application to Cornwall Council.

Details of the proposal were tabled at the meeting, which was for a second turbine on the site which would be visually identical to the existing turbine, but with slightly longer blades. Draft access and design statements had been produced and a visual impact study on the local countryside had been completed. Mr Tanner commented on the community "pay-back" element if the application was successful.

The Council thanked Mr Tanner for his presentation, however, it would reserve its position on the application until the submission of the formal planning application.

(b) Applications

In accordance with their disclosure of interests the Town Mayor, N McFadden and T McFadden withdrew from the meeting for consideration of the following planning application.

In the absence of the Town Mayor and Deputy Mayor, Cllr Clemens was elected chair for consideration of the following item.

With the agreement of the Chair, Mrs N McFadden addressed the Town Council and provided Town Councillors with background information to the application and set out the business case.

PA15/05214 Retention of earthworks and use of land for Landscape Contractor's business at Access track to Leswidden Fuel Depot, St. Just. Applicant: Mr. T.N. McFadden. **(Application deferred until the next meeting pending the receipt of formal comments from the Planning Officer).**

In accordance with their declarations of interest Cllr Mrs McQueen and Cllr Stevens withdrew from the meeting for consideration of the following application.

PA15/05399 Construction of 50kw solar pv array, associated works and new farm entrance at Bosavern Community Farm, Bosavern, St. Just. Applicant: Mr. Robert Pickering, Bosavern Community Enterprises Ltd. **(T Cl strong objection on the grounds of unacceptable precedent within the AONB and visual impact in the countryside and AONB).**

PA15/05062 Replacement windows and door in white PVC-u at 14, Cape Cornwall Street, St. Just. Applicant: Miss Ruth Husbands. **(T Cl No objection).**

PA15/05528 Replacement windows with double glazed windows at 39, Fore Street, St. Just. Applicant: Ms. Rebecca Turner. **(T Cl No objection).**

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

PA15/05968 Replacement toilet and shower block at Trevedra Farm Access Track to Trevedra Farm, Sennen. Applicants: Mr. and Mrs. John Nicholas). **(T Cl Strong support).**

(c) Decisions

PA15/03440 Erection of two dwellings on land south west of St. John's Terrace, Pendeen. Applicant: Mr. G. Earley. **Approval** (T. Cl. Objection on inappropriate use of materials and that T. Cl. would request that with the exception of the two facing gable ends, the units are faced in granite to be in keeping with the local area). It has now been agreed that the properties will be faced in granite as requested by T. Cl.

PA15/04943 Upgrade of telecommunications apparatus comprising the replacement of 3 No. existing antennas, addition of 3 No. 600mm diameter dishes and ancillary development on Orange PCS Ltd Communications Mast 65, Land's End Radio Station, Higher Bosavern, St. Just. Applicant: EE Ltd. **Withdrawn** (T. Cl. No Objection).

PA15/03988 Proposed single storey conservatory with granite and timber and slate natural materials to tie in with site at Chy Avalon, Boscawell Downs, Pendeen, Penzance. Applicant: Mr. Clint Toms. **Approval** (T. Cl. No Objection).

PA15/04288 Removal of Condition 3 attached to Planning Decision PA12/08633 dated 08.11.12 for conversion of barn to self-contained holiday accommodation, in order to remove occupancy restriction at Leswidden Barn, St. Just. Applicants: Mr. and Mrs. Maule. **Approval** (T. Cl. No Objection).

PA15/04549 Erection of two dwelling houses on land adjacent to Rathlin, St. John's Terrace, Pendeen. Applicant: Mr. Matthew Kerr. **Approval** (T. Cl. Original Objection stating preference to see removal of wood panelling and use of granite lintel between 1st and 2nd floor windows and granite infilling. Amended Plan received 01/07/15 showing change to natural stone facing to match existing buildings).

PA15/05248 Proposed roof extension, side extension, rear extension and associated works at Moorside, Newtown, St. Just. Applicant: Ms. Kate Knuckey. **Approval** (T. Cl. No Objection).

TC.88 APPLICATION TO USE THE PLAIN-AN-GWARRY AND ELECTRICITY SUPPLY

RESOLVED : That the following applications be approved:-

- 30 August 2015 from 14.00 hrs – Cornish Wrestling Display / Tournament (previously approved 25 July 2015)
- 31 August 2015 from 18.00 – 21.00 hrs for a music youth event. Nancherrow Centre.

Cllr Stevens requested that it be recorded in the minutes that he had abstained from the vote in respect of Nancherrow Centre.

(Action by : Elaine Baker)

TC.89 MATTERS FOR REPORT

Cllr Mrs Blundy reported back on the "Coastal Communities" project (note appended to the signed minutes). The current position was noted.

Cllr Clemens referred to the covering of the "No Dogs" sign on the entrance to the Plain-an-Gwarry over the Lafrowda weekend and requested that the situation be not repeated in future years. However, it was acknowledged that there had been no issues with dogs in the Plain-an-Gwarry during the event.

Cllr Mrs McQueen commented on the excellent clear up of the recreation ground following the Lafrowda festivities. Cllr Mrs McQueen also advised that the Co-operative had withdrawn the foodbank drop facility from its store. Confirmation was awaited from the SW Region Office as to why the decision had been taken, but in the meantime food donations could still be handed over to staff.

Cllr G Roberts reported that the Pengarth Day Centre AGM was to be held on 31 July 2015.

Meeting closed at 8.25 p.m.

Town Mayor