

MINUTES of the ORDINARY MEETING of ST JUST-IN-PENWITH TOWN COUNCIL held in Pendeen Church Hall on Tuesday 3rd April 2018 at 7.15 p.m.

PRESENT

Cllr Brian Clemens - Town Mayor
Cllr Marna Blundy – Deputy Town Mayor

COUNCILLORS

Jonathan Manser	Debbie Shephard
Constance Moore	Bev Strick
Farmer Morris	Louise Paine
Sue James	

LOCUM TOWN CLERK

Cas Leo

IN ATTENDANCE

None

TC.268 APOLOGIES FOR ABSENCE

Zoe Baxter, Geoff Roberts and Grenville Prowse.

TC.269 DECLARATIONS OF INTERESTS

None

TC.270 DISPENSATIONS

There were no dispensations granted.

TC.271 MINUTES

RESOLVED: That the Minutes of the Ordinary Meeting of the Town Council held on 19 March 2018 be approved as an accurate record signed by the Town Mayor.

TC.272 MATTERS ARISING

None

TC.273 Code of Conduct Complaint by Zoe Baxter Against Brian Clemens

Town Clerk advised the Town Council on the determination of a complaint by Zoe Baxter against Brian Clemens. The notification from Cornwall Council, dated 20 March 2018 stated that 'No Breach of the Code of Conduct had taken place'.

TC.274 FINANCE

(a) Financial Assistance.

Penwith Community Radio Station CIC £500 Community Grant requested for studio IT Upgrade.

Application from St Just Parochial Church Council £3000 Community Grant requested for Church Graveyard and Higher Bosavern Cemetery Project.

St Just RFC Ltd. £1000 requested for fireworks show in November 2018.

RESOLVED: That the following grants be awarded.

1. Penwith Community Radio Station CIC £250
2. Application from St Just Parochial Church Council £500
3. St Just RFC Ltd. £1000

(Action by: Cas Leo)

(b) Accounts for Payment

RESOLVED: That the accounts to the value of £294.95 be approved for payment.

(Action by: Cas Leo)

(c) Letters of Thanks

None.

TC.275 PLANNING

(a) **Applications**

PA18/02459

Listed Building Consent/retrospective: Removal of flag staff at Pendeen Lighthouse, Pendeen. Applicant: Corporation of Trinity House **(T. Cl. No Objection).**

PA18/02526

Listed Building Consent for replacement of slate roof at 1-2 Chy an Gwyador, Bojewyan Stennack, Pendeen. Applicant: Ms. Caroline Bunch. **(T. Cl. No Objection).**

PA18/02559

Non- material amendment (No. 1) for proposed raising of West facing eaves to show granite lintel and lowering of East facing eaves. Provision of small East facing dormer window to provide light to roof space and minor relocation of roof windows on elevations away from primary elevation to PA17/11112. Reserved Matters Application (appearance, landscaping, layout and scale) following Outline Approval PA16/11355 dated 26/01/17 for the construction of single detached dwelling at 21, Falmouth Place, St. Just. Applicant: Mr. Karl Callighan. **(T. Cl. No Objection).**

PA18/02444

Change of use of ground floor residential to retail use and extension to existing retail unit: change of use of upper floors to create 4 No. Residential units: new shop front and entrance door with ATM: external alterations to

create access to residential uses: ancillary cycle and bin storage and plant units at Co-operative, Corner House, Market Square, St. Just. Applicant: Co-operative Food Group Ltd. **(T. Cl. Support)**.

(b) **Decisions**

PA18/00057

Retrospective Consent for the change of use from double garage to a one-bedroom holiday let at Chace End House, Truthwall Lane, Truthwall, St. Just Applicant: Mr. Adam Miller. **Approval** (T. Cl. No Objection).

(c) **Enforcements**

EN18/00046

Use of building as a repair garage at Vehicle Repair Shop, Kelynack, St. Just.

The site has been visited and the buildings have been inspected. The building furthest from the road had potatoes, fertilisers and an agricultural trailer stored inside. The building closest to the road had agricultural machinery stored, with a workbench to carry out repairs to the owner's machinery.

There is no evidence of a commercial setup. There is no evidence that there has been a change in use of the buildings from agriculture – The case has therefore been closed as no breach found.

EN17/00187 (x 4 appellants).

Storage Site – South Bosvargus Farm, Bosvargus, St. Just. West Cornwall Removals.

Making a material change of use of the land to use for stationing of containers for the purposes of storage and the parking of vehicles used relating to the removal business – **Appeals dismissed and Notice upheld after correction and variation.**

(d) **Appeals**

PA17/01172

Storage Site – South Bosvargus Farm, Bosvargus, St. Just. West Cornwall Removals.

Retrospective change of use of agricultural land to siting of containers and associated works – **Appeal Dismissed.**

PA17/03173

St. Just Cricket Club.

Installation of a 15m monopole and associated works – Appeal Dismissed.

PA17/06586

St. Just Cricket Club.

Installation of a 15m replica telegraph pole mast and associated works – Appeal Allowed.

No costs claimed.

Councillor Sue James updated the Council on the current position of the Neighbourhood Planning process. The four groups have been meeting regularly and various sub group members have been attending each other's sub-group meetings. However, the Steering Group meeting tomorrow needed to be cancelled. A meeting for the sub groups was being arranged for 12 April 2018.

Sue mentioned that Marna would be doing some outreach work with local children. The Neighbourhood Plan's own website was in hand and David Stevens was leading on this. It was hoped to put on various events called 'Have your Say' in various locations around June 18. The idea was suggested of having boxes put in key locations e.g. Newsagents to collect individuals' thoughts on the Neighbourhood Plan for those who did not attend meetings or use social media. Information leaflets would also be produced in the future and the use of Outreach and the Cornishman to let residents know what was happening. A meeting with Cornwall Council had been set up, but on the day the officer was in Liskeard instead of Penzance and James Hardy was not available, so the meeting did not take place, Sue would investigate this, to discover what happened.

(Action by: Cas Leo)

TC.277 Correspondence/request received

The Council has received a petition (promoted by Keith Shilson) on the issue of second/holiday homes. The petition with 117 names was given to a town councillor, and presented to the full Council for consideration. The Town Council discussed the action needed and concluded that the Petition should be passed to the Steering Group of The St Just Neighbourhood Plan. The Town Council pointed out the Neighbourhood Plan is community led and any suggestions on what to include will be going through the St Just neighbourhood planning process and Keith Shilson will be informed of the action.

(Action by: Cas Leo)

Initial Proposal to perform at St Just Plain an Gwarry 'Trapped in my Mime'. The Council decision was to forward their proposal to Dot Stevens, Lafrowda Festival Chairman to see if they could be part of the Festival; since it is during this Lafrowda Festival period. The Council would not be able to support any travel or accommodation costs. The Clerk would also advise the group of the action taken.

(Action by: Cas Leo)

St. Just Parish Church email from Mr A. Burt dated 20 March 2018 was circulated to all councillors.

TC.278 CCTV Update

The Clerk informed the council that Traci Parker Business Development Manager (CCTV & Grant Funding) is organising the free survey of the costings etc if St Just joined the CCTV partnership.

(Action by: Cas Leo)

TC.266 INFORMATION ITEMS AND MATTERS FOR REPORT

Cormac had now dropped off keys for Pendeen toilets at the Council Offices but they had not worked well when the Mayor/Clerk tested them. The keys/locks have been given some work (i.e. rubbed down) and should now work better.

St Just in Bloom had requested a letter of support from the Council; to help it be considered by St Just Cooperative as one of the community groups it supported.

(Action by: Cas Leo)

Mr Myers had contacted the clerk to confirm a replacement bin to replace the one destroyed in St Just had been commissioned by the individual concerned. Mr Myers should be able to supply the bin within 6 weeks (June 2018) all paid for by the individual.

It was noted that the bin situated by the Cooperative had been hit and taped up on instruction from the Clerk. The Mayor asked Councillor Morris to inspect the damage to see if it would be easy to repair. He also mentioned he felt it was too near the road.

(Action by: Farmer Morris)

Marna Blundy mentioned she had seen an invite for an Annual Meeting used by another Council and thought the words used were particularly good and that the Clerk might wish to see if he could use them for St Just invites.

(Action by: Cas Leo)

Constance Moore handed out leaflets on Employability Support.

TC.280 Exclusion of the Press and Public

If necessary, to consider passing the following resolution:

“RESOLVED - that under Section 1 (2) of the Public Bodies (Admission to Meetings) Act 1960, it is proposed that, because of the confidential nature of the business to be transacted, the public and press be excluded from the meeting for the business specified in the following item(s).”

TC.281

Grass Cutting Agreement 2018-19 St Just Closed Churchyard

The Council had received the contract for the above and agreed to accept it.

RESOLVED: That Clerk was authorised to sign on behalf of the Council to accept the above 2018/19 contract.

TC.269 Update from Chair of Staffing

As the Chair was absent from the meeting, he had asked the Clerk to carry this item forward to the next meeting agenda so that he could brief the council himself on 16 April 2018.

Meeting Closed at 8.04 p.m.

Town Mayor