

LUXULYAN PARISH COUNCIL

DRAFT Minutes of the Ordinary Meeting at the Luxulyan Memorial Institute, 6.00 pm,

THURSDAY 10 JANUARY 2019

PRESENT:

Cllr Michaela Linfoot (Chair), Cllr Keith Bilston (Vice-chair), Cllr Kay Baker, Cllr Michael Grindley, Cllr Bob Hatton, Cllr Margaret Higman, Cllr Michele Latham, Cllr Francis Payne, Cllr Tina Windsor.

Clerk to the Parish, Mrs Christine Wilson, Ward Member Cllr Sally-Anne Saunders, and 1 Member of the Public.

ABSENT:

Cllr Sarah Kemp.

Abbreviations: Councillors are abbreviated with their initials; Luxulyan Parish Council (LPC), Cornwall Council (CC), Cornwall Assoc. of Local Councils (CALC), Footpath (FP), Local Maintenance Partnership (LMP), Community Network Panel (CNP), Friends of Luxulyan Valley (FOLV), General Data Protection Regulations (GDPR), Luxulyan Neighbourhood Plan (LNP). *** indicates the Consultee Comments submitted to the Planning Authority; the general points are proposed and decided by LPC; formal submission is delegated to the Clerk.

The meeting began at 6.00 PM and the Chair welcomed all.

18/140 Apologies

Apologies were received from SK.

18/141 Declarations of interest or requests for dispensation.

MLi and TW declared an interest in the planning decision about PA18/10874, Item 18/148.A.i.

*Item 18/148.A was moved forward. See the decision at that item.
MLi and TW left the meeting for the duration of the discussion and vote.
The Vice-chair took the chair for Item 18/148.A.*

18/142 Public Session

A Lisa Solly, planning agent from Situ8, explained the history of planning application PA18/11889 and answered questions from the councillors.

*Item 18/148.B.iv was moved forward. See the decision at that item.
L Solly left the meeting.*

18/143 Review of action points

The clerk reviewed the action points. Items 18/127.B and 18/132.G will be completed this month.

18/144 Meetings and governance

A The council **RESOLVED** that the minutes, as read, of the meeting held on 12 December 2018 were a true and correct record (proposed KBi, 2nd FP) and they were duly signed.

B It was **RESOLVED** (proposed KBi, 2nd MLi) that the clerk would reply to the Preliminary CONSULTATION for the Community Governance Review in the negative. That is, Luxulyan Parish Council will not request a Review of the parish boundaries. Cllr Saunders explained that the head of this Review, Malcolm Brown, has stated that Cornwall Council will leave parish boundaries as they are unless there is a local

request to correct boundary issues.

ACTION: Clerk

C It was **RESOLVED** that the Clerk would attend the CALC Conference at which the Community Governance Review will be explained and discussed, Saturday, 16 February 2019 in Truro and this will involve 6 additional hours for the clerk and £15 attendance fee (proposed MLi, 2nd TW).

ACTION: Clerk

D The Parish Council **RESOLVED** (proposed KBi, 2nd TW) not to have website protocols in place for Operation London Bridge.

18/145 Finance

A Clerk's reports *Budget Comparison, Cash Flow, and Bank Rec* were **ACCEPTED** unanimously (proposed KBa, 2nd KBi).

B BUDGET. At the Parish Meeting held 9th January 2019 parishioners were given the opportunity to make suggestions and discuss the draft budget (version five) in detail. Costs of services and reserves for maintenance of council property were analysed. No changes to version five were suggested. The council **RESOLVED** (proposed KBa, 2nd FP) a budget of £31,566 for the next fiscal year 2019-2020.

C PRECEPT. The council **RESOLVED** a precept of £25,754 which corresponds to an increase of £1.05 per month for Band D properties.

D The council **AUTHORISED** payments for January 2019 totalling £1,598.84 (proposed KBa, 2nd MLa). Including Item 18/147.B. The last column is recoverable VAT.

10 Jan 19	<i>Clerk's salary and expenses, Dec18</i>	faster	£	706.99		
10 Jan 19	<i>Clerk's HMRC</i>	faster	£	-		
10 Jan 19	<i>Playground inspections - 4 weeks</i>	faster	£	46.00		
10 Jan 19	<i>Public Conveniences cleaning Dec18</i>	faster	£	353.77		58.96
10 Jan 19	<i>LMI broadband Jan19</i>	DD	£	37.08		
10 Jan 19	<i>Public Conveniences, electricity</i>	DD	£	15.03		0.71
10 Jan 19	<i>HP Laptop for Clerk</i>	faster	£	439.97		73.33
10 Jan 19	<i>GRANT toward publishing costs</i>	faster	£	100.00		

18/146 Reports

A Chair's Report. The holidays have been quiet, but meetings start again next week.

B Crime & Prevention. The chair will be attending a Councillor Advocate Seminar in Bodmin in February. Cllr Saunders is also a Councillor Advocate.

C Cllr Saunders' report to the Parish.

- A volunteer position is available: Local Policing Support Volunteer (Rural Affairs). Closing date: Wed, 30 Jan 2019. Link with more information: <https://www.devon-cornwall.police.uk/your-right-to-information/our-people/recruitment/police-staff/current-vacancies/vacancy-details.aspx?id=cd4e3a19-5ea3-4e5a-b235-44efc6b89ffe>

- Have Your Say On Police Numbers – SURVEY about an increase in the police tax: <https://www.surveymonkey.co.uk/r/GXPM5LX>

- STARR Project update. So far, the project has secured partial funding and it is carrying out surveys that show that Luxulyan parish will be part of the STARR scheme. There will be another public exhibition in the spring to explain their plans.

D Neighbourhood Plan steering group. An application has been made to the Neighbourhood Planning Independent Examiner Referral Service by Cornwall Council.

Anyone may comment on the Plan: PA18/00022/NDP. It is hoped the the parish referendum to ratify the Neighbourhood Plan will be in spring or early summer.

E Skate Park Working Party. SK was not present to report.

18/147 Considerations

A BUS ROUTE No.89. There is a new daily bus service between Bodmin College and Truro College that passes the bus shelters at Lockengate & Conce Moor. FP and MLI will laminate the schedule and put it in the bus shelters and around the parish.

ACTION: FP and MLI

B It was **RESOLVED** (proposed MLI, 2nd KBi) to grant the Granite Towers £100 from the LPC Grant Reserve towards its publishing costs.

18/148 Planning

A Planning issues and correspondence. Planning decisions are reported in Clerk's Notes and on the website.

MLi and TW left the meeting for the duration of the discussion and vote.

The Vice-chair took the chair for this next item.

i. 5-day protocol decision. **PA18/10874** || *Outline planning permission with all matters reserved: Infill dwelling | Land North Of Fairhaven Rosemelling Luxulyan Cornwall.* The council received advice from the case officer that she was minded to approve this application. The council discussed the case officer's argument and looked at the plans again. The council believes that the development is too large. The area indicated by the blue line is not a reasonable edge to the hamlet and the proposed development extends too far into agricultural land. It was **RESOLVED** unanimously (proposed BH, 2nd KBa) to request that this application be called to Planning Committee and that, if Cllr Saunders calls this to Planning Committee, Cllr Payne will represent the parish council.

B Applications for consultee comments.

i. **PA18/00022/NDP** | Plan Proposal submitted for the designated Luxulyan Neighbourhood Area. The consultation will run for seven weeks (due to the Christmas period) and end on 7th February 2019. | Luxulyan Cornwall
The council discussed the application and **RESOLVED** (proposed KBa, 2nd TW) to submit the following consultee comments:

*** Luxulyan Parish Council completely and unanimously **SUPPORTS** this Neighbourhood Development Plan.

ii. **PA18/10438** | Continuation of use of outbuilding as a residential annexe | New Property On Land At Little Gillies Conce Bugle St Austell PL26 8RT
After a site visit earlier in the week, the council discussed the application at length and **RESOLVED** (proposed FP, 2nd MLI) to submit the following consultee comments:

*** Luxulyan Parish Council has **NO OBJECTION** in principle to this development as an annexe; however, Luxulyan Parish Council would like to see that this development is tied to the parent property as an annexe with a legal agreement under section 106 of the Town and country planning act 1990 so that it may not be sold separately. The agent explains that this is the intention of the owners (Paragraph 6.2, POLICY ASSESSMENT AND EXPLANATORY STATEMENT): "It is and will remain in the same ownership as the host dwelling."

The agent has agreed (Para 6.7, POLICY ASSESSMENT AND EXPLANATORY

<p>STATEMENT) that “A condition limiting the manner of occupation to that incidental to the host dwelling would be satisfactory to the Applicants.” As the Annexe “relies upon the existing dwelling facilities for access, parking and amenity areas and services”, Luxulyan would like a condition to be that the occupants are restricted to visiting friends and family.</p>
<p>iii. PA18/11791 Two storey side extension. 26 St Julitta Luxulyan Bodmin Cornwall PL30 5ED. The council discussed the application, considered the plans and RESOLVED (proposed MLI, 2nd KBI) to submit the following consultee comments: *** Luxulyan Parish Council has NO OBJECTION to this application.</p>
<p>iv. PA18/11889 Non-material amendment (No. 1) for: raising of the ridge height over part of the proposed houses/workshops to create greater headroom at first floor level; inclusion of additional dormer window and two additional rooflights and minor changes to window design to decision notice C2/96/00589 (Erection of four houses with workshops for small craft/light industry; Erection of four domestic garages.) Land Adjacent To Luxulyan Station Bridges Luxulyan PL30 5EF The council discussed the application and was able to ask questions of the agent. The council RESOLVED (proposed MLI, 2nd KBI) to submit the following consultee comments: *** Luxulyan Parish Council has NO OBJECTION to this application.</p>
<p>v. PA18/11859 Splitting of one dwelling into two dwellings for residential use. Rowan Barn Lockengate St Austell Cornwall PL26 8RY The council briefly discussed the application and DEFERRED its consultee comments until it can hold a site visit. An extraordinary meeting will be held to decide its comments. ACTION: Clerk</p>

18/149 Highways & Flooding

<p>A The curve in the road at Penrose Cottage between Rosemelling and Croft Farm is in desperate need of drain maintenance. The sign warning of flood is pushed against the hedge and not properly visible. The clerk will report it. ACTION: Clerk</p>
<p>B Drain just north of Challow Terrace needs clearing The clerk will report it. ACTION: Clerk</p>
<p>C The decision to request a change to the signage for the Industrial Estate, which is unclear, was DEFERRED so that councillors could take a look.</p>

18/150 Assets – reports and maintenance

<p>A Playing Field. Playing Field inspections for December were received and NOTED.</p>
<p>B Cemetery. The cemetery is looking good. It was noted that people often put dead wreaths on the fence posts, which is unsightly, probably because the wreaths don't fit in the bins easily. The council will consider a solution at the next meeting.</p>
<p>C Footpaths. It was RESOLVED (proposed MLI, 2nd KBa) that the clerk will write to the Countryside Officer, J Clapp, and R Tatlow about the dilapidated and dangerous state of the Saint's Way using photos and the letter drafted by FP. ACTION: Clerk</p>
<p>D Luxulyan Memorial Institute. 1st Saturday each month: plant & seed swap and delicious bacon butties!</p>

E Village Toilets. They are looking good.

18/151 Parish Matters – reports

A Luxulyan Parish Community Fund. See December 2018 Minutes.

B Luxulyan Valley Partnership. Meeting next week.

C Street Sweeping. All is tidy.

D Village Hall Committee. Meeting Mon, 21 January. MH will attend.

18/152 Correspondence & Invitations

Complete list in Clerk's Notes.

18/153 Business for the next meeting

Report on the police presence in the parish. Better bin for the village bus shelter.

18/154 Dates of next meetings

A Extraordinary Meeting 24 January 2019, 10.00 am, Luxulyan Memorial Institute

B Ordinary Meeting 14 February 2019, 6.00pm, Luxulyan Memorial Institute

C Friends of Luxulyan Valley AGM, Monday 4th March, 7.30 pm, Luxulyan Village Hall

The Chair thanked everyone and closed the meeting at 8.15 pm.

Mrs C Wilson ~ Parish Clerk ~ 18 January 2019