

LUXULYAN NEIGHBOURHOOD DEVELOPMENT PLAN STEERING GROUP

REPORT OF A MEETING HELD ON TUESDAY 19TH FEBRUARY 2019

1. Present:

Robin Stephenson (RS) - Chairman; Nick Legard (NL) - Vice-Chairman; Mick Coleman (MC); Francis Payne (FP) - Luxulyan Parish Council; Simon Hall (SH); Sue Perry (SP); Michele Latham (ML) - Luxulyan Parish Council; Christine Wilson (CW) - Luxulyan Parish Council; Roger Smith (RSm).

2. **Apologies:** Michaela Linfoot (MLi) - Luxulyan Parish Council.

3. Minutes and Matters Arising of the meeting held on 15th January 2019

These were approved as a true record. There were no matters arising.

4. Finances/Grant completion form

RS had discussed the matter with Tony Lee (TL). It had been agreed that TL would be paid for 18 hours' work at £50 per hour, amounting to a total of £900. That would leave a surplus of £249 from the grant. It was agreed to use this to pay for the hire of the Institute for meetings each month up to and including June 2019 and to fund broadband provision in the Institute for the same period.

5. Cornwall Council consultation

RS explained that this had been completed on 7th February 2019 and that the draft plan had been deemed to be legally compliant by Cornwall Council. Two public comments had been lodged, one by Luxulyan parish council, the other by a member of the public. Both were positive. Other comments were from statutory consultees, 14 of which were neutral or positive. Three, more detailed, comments had been circulated prior to the meeting from the Tree Officer, Principal Public Space Officer and the Devon and Cornwall Police Architectural Liaison Officer. It was agreed not to respond to any of these comments until the report from the Independent Examiner had been received. Once that was available, RS, NL and RSm would meet with TL to draw up recommendations for amendments to the Plan and, in the process, would consider if the changes suggested by the three officers should be incorporated. RSm had also received a suggestion about the possible insertion of a brief comment about the need for planning decisions to take cognisance of the Historic Environment Record as a way of providing further protection without going to the trouble of compiling a list of assets in the parish. These suggestions would be circulated to the members of the steering group and discussed at a meeting.

6. Independent Examiner

An Independent Examiner had been appointed. She would be provided with hard copies of the draft plan and all relevant documentation. She would also make an unannounced one-day visit to the parish.

Once her report had been received, the steering group would consider any amendments to the plan and once the Independent Examiner and Cornwall Council approved the document, it would be put to parishioners in a referendum, which Cornwall Council would organise.

TL would be invited to attend the meeting on 29th March 2019.

Action: RS to investigate what action, if any, might be taken by the parish council and steering group in the referendum process.

7. Landscape Assessment

The final version had been produced by TL and had been circulated. It had not been possible to post it on the parish council website because of the file size; however, CW had offered to send it as an email attachment to anyone who requested it.

8. Planning Areas

A document explaining a trial of an Area Team planning approach had been circulated before the meeting.

A meeting of the China Clay, St Austell and Mevagissey, St Blazey Fowey and Lostwithiel group (Area 6) would be held on 21 March 2019, between 5.00-6.30 pm, in the Council Chamber, St Austell One Stop Shop. FP offered to go. The parish council would discuss sending additional representatives at their meeting on 14th March 2019.

9. Tregarrick/Rosemelling/Other likely Planning Proposals

Nothing had been heard about the Tregarrick Farm proposal.

Three plots had permission in Rosemelling, with one application, to which the parish council had objected, held up while the Highways department considered the issue of access.

The houses near the station were going ahead following the approval of a minor amendment.

MC enquired about a possible housing development at Lockengate but no-one was aware of an application.

10. Timescales/Project plan

The plan remained unaltered from that agreed at the previous meeting.

11. Lessons learnt (positive and areas for improvement)

RSm hoped that these would be compiled and passed to the parish council once the plan was approved.

12. Any Other Business

- (a) On behalf of the parish council, CW expressed thanks to the steering group for contributing to the council's understanding of planning matters. She invited members to become involved with the advisory planning group.
- (b) CW mentioned that there was an opportunity to become involved in setting up and delivering a Flood and Emergency Planning group linked to the parish council. An explanatory one-day forum explaining the process was due to be held in March.
- (c) RSm hoped that once the Plan had been implemented the parish council might be able to consider the softer aspects of community management, such as how to support vulnerable people.
- (d) NL offered to provide a further update about the plan in the next issue of *Granite Towers*.
- (e) CW asked about the key to the sand and sandbags bins stored near the Institute. NL explained that this had nothing to do with the Institute but was a parish council responsibility.

Date of next meeting:

- Tuesday 19th March 2019, in Luxulyan Memorial Institute, starting at 6.30 p.m.