

Minutes of the Ordinary Meeting of Gwinear-Gwithian Parish Council held on Monday 28th October 2019 at the Gwinear Gwithian Parish Hall, Copper Meadows, Gwinear, TR27 5FN commencing at 7.00pm.

<u>Present</u>	Councillors	N Bawden	A Burt
		D Cupples	Mrs S Negus
		R Norman	L Pascoe
		M Pryor	S Rowe (Chairman)
		M Smith (Vice Chairman)	J Thomas
		J Tovey	

Others present One member of the public, Mrs Vida Perrin, Clerk to the Council

1. Routine matters

- a) Safety Procedure – The Chairman advised of the fire exits, location of toilets and asked that mobile phones be switched to silent during the meeting. He stated questions through the Chair only.
- b) Apologies for absence were received and accepted from Cllr Homes.
- c) To receive personal and prejudicial interests (including the details thereof) and preapproved dispensations in respect of any items on this Agenda. There were no preapproved dispensations in respect of any items on this Agenda.
 - i. *Cllr Pascoe declared that “In commenting on any item on this agenda I should make it clear that my comments are based on the information currently available and do not commit me to taking the same position when the matter is discussed at Cornwall Council and full information is available”.*
- d) Public Participation. A member of the public advised he was present regarding item 5a.

The Chairman brought forward item 5a to this part of the meeting but for the purposes of the minutes they are in agenda order.

2. Minutes

- a) To confirm the Minutes of the Ordinary Meeting of the Parish Council held on 14th October 2019. Cllr Cupples proposed the minutes be accepted as a true and accurate record of the meeting. Cllr Bawden seconded with 9 in favour and 2 abstentions the proposal was RESOLVED.
- b) Business arising from the Minutes. None.

3. To consider planning matters

- a) PA19/07657 [Retrospective: Use of land as a campsite and erection of two shower blocks, two compost toilets and shed](#) Prosper House 3 Prosper Hill Gwithian TR27 5BW Ruth Greenaway Prosper Hill Camping *Planning Zone Councillors Cllr Bawden (lead) Cllr Thomas (Support)* After a debate Cllr Bawden proposed the PC object to the application due to the dangerous access, the affect of the application on the AONB which is within 1km of the site, the site being adjacent to a conservation area and the paraphernalia associated with this site being visible to the Grade II* Listed Building ‘Gwithian Methodist Chapel’. The proposal does not accord with the GGNP Policy 10.1 the criterion of this policy has not been addressed within the application. Although the applicants are suggesting they are exempt the site is advertised as being open from 1st April - September 30th which means they are unlikely to meet the 60 days or 42 consecutive rule and the Parish Council believes the application description should not have been altered regarding ‘use as a campsite’. The application form states the site is within 20 metres of a water course but no details of how water and waste will be dealt with have been submitted. Whilst the PC supports business in the area, the site needs to be considered against the multiple other sites within the area (to include the attached sites) which have vastly changed the landscape of this area over the past few years. Seconded by Cllr Thomas with all in favour the proposal was RESOLVED.
- b) PA19/08850 [New Detached Garage adj to existing Dwelling](#) Grey Iron Field Callose Ln East Leedstown TR27 5ET Mr & Mrs Pollard *Planning Zone Councillors Cllr Pryor (lead) Cllr Rowe (Support)* Cllr Pryor presented his report proposing no objection assuming a condition is applied to ensure the solar panels are installed to promote renewal energy in line with Policy 12b of the GGNP. Seconded by Cllr Norman with all in favour the proposal was RESOLVED.
- c) PA19/08700 [Construction of new two storey extension to include additional living and bedroom accommodation, car port and storage. - 15 Gwithian Towans Gwithian Cornwall TR27 5BT](#) Mr & Mrs Oliver *Planning Zone Councillors Cllr Smith (lead) Cllr Burt (Support)*. Cllr Smith outlined his report and proposed the Parish Council cannot support this application in that it contravenes the Gwithian Towans Design Guide by –
 - The eaves height of the proposed extension exceeds the recommended height of 2.5m
 - The ratio of eaves to ridge height is exceeds the G T D G.
 - The use of stone, brick or block, which in the proposed extension is very prominent, should be avoided.
 - The extension amounts to greater than 50% of the former build.
 - The proposed extension would bring the total footprint of the building to more than 25% of the plot size.
 Because this dwelling predates the adoption of G T D G by the Gwithian Towans residents, and is one of a few dwellings that exceeded points 1 and 2 above relating to ridge and eaves height the council can appreciate the proposed design of the extension in that it blends with the pre-existing building and therefore can accept the contraventions in points ‘1’ and ‘2’.

However our main concerns are –

The extensive use of stone in all four walls of the extension (ref Guide Materials page 11 G T D G) this would be the only building within the Gwithian Towans site that contains that amount of stone in its construction.

The proposed extension is greater than 50% of the current structure.

The extension together with the current building exceeds 25% of the plot size (ref Guide plot page 12 G T D G).

Therefore the parish council objects to this planning application. If the planning officer is minded to support the application CIL should be payable. Seconded by Cllr Burt with all in favour the proposal was RESOLVED.

- d) PA19/08529 [Conversion of former agricultural buildings to form two dwellings: Variation of conditions 3 and 5 in relation to PA18/03996 - Barns At Coswinsawsin Farm Coswinsawsin Lane Carnhell Green TR14 0LW](#) Mr Pryce *Planning Zone Councillors Cllr Tovey (lead) Cllr Norman (Support)*. Cllr Tovey outlined the application proposing no objection; seconded by Cllr Norman with 10 in support and 1 abstention the proposal was RESOLVED.
- e) Planning Correspondence
 - i) to receive a list of planning notifications. Noted.
 - ii) To receive the updated Community Infrastructure Levy (CIL) database. Noted.

4. Reports

- a) Verbal reports from Parish Councillors/representatives.
Cllr Smith advised that he had attended the CC Planning Committee meeting regarding PA19/00988-Land East of Greenbank, Connor Downs and the item had been deferred until November.

5. Correspondence received

- a) Email from a resident – Gwithian Sewage Discharges and CC reply. The Clerk read out the reply and after a discussion the meeting agreed to pass the information on to the resident and continue to monitor the situation.
- b) South West Tree Warden Forum – Sat 9th November – Lanivet. Noted
- c) CC – Forest for Cornwall – reply. Noted.

6. Other matters requiring decisions of the Council

- a) To receive an update on the Parish Speed Radar project and agree the way forward. Cllr Smith outlined the scheme undertaken by St Day PC and after a discussion agreed to gather further information and ask if a small group of Councillors could visit their scheme.
- b) To consider a representative for the Hayle Day Care Centre. At this time no one was able to represent the Council, Cllr Cupples advised if was able to attend on a Wednesday he would.
- c) To receive an update on the CC report card project. Cllr Thomas advised she was unable to access her PC email address at present and would give a presentation that would take about 15-20 minutes once she was able to access the training programme.
- d) Community Governance Review update. Cllr Cupples proposed the draft letters be sent seconded by Cllr Pascoe with all in favour the proposal was RESOLVED.

7. Late or urgent items not on the agenda

- i. Cllr Bawden advised a couple of CDRA members had advised him that it was difficult to see past the road sign at the Horsepool crossroads as it was very low. The Clerk advised this matter had been raised by the PC several times with CC but CC were not willing to adjust the height of the sign.
- ii. Cllr Bawden also advised he had received concern from residents regarding recent changes at Mole Valley.
- iii. Cllr Tovey reported some fence and barbed wire was down at Godrevy near the CC LNR and the Clerk agreed to report this to Gavin Henderson at CC.
- iv. Cllr Norman asked if the planning note the Clerk sends to lead/support Councillors could be sent to all members and this was agreed.

8. Agenda items for future meetings

- a) Raised in public participation. These had been dealt with earlier in the meeting.
- b) Raised by members. None.
- c) Late items notified to the Clerk. None.

The Chairman closed the meeting at 8.23pm.