

Marhamchurch Parish Council

Tuesday 21st April 2015

A meeting of the Parish Council was held in the Methodist Room on the above date at 7.30pm.

Councillors present: Chairman Mr R Hockin, Messrs R Blewett, S Colwill, T Edwards, T Perry and Mrs F Hunt. (Mrs I Waterhouse arrived during the Public Open Session)

Also in attendance: C Cllr N Chopak

Approximately 6 members of the public were present

Apologies Mr M Grills, T O'Sullivan.

The Chairman welcomed Mr Stuart Colwill to his first meeting as a councillor. The completed Register of Interest form was returned and the Councillor's Acceptance form was completed, signed and witnessed.

15/78 **Declarations of Interest** - No Declarations of Interest

15/79 **Dispensations** - No requests were received

Public Open Session

15/80 There was a discussion about the state of the roads. Areas of concern included overgrown hedge, potholes in Pinch Hill, Chrisney Cross to Hilton and onto Harlake, the crossroads near Village Farm, loose kerbstones and a hinge/metal pin on the pavement by Village Farm. Cllr N Chopak confirmed she is already in contact with CC Highways Manager, Oliver Jones regarding some of these matters and she will follow up. She advised that when a pothole/road defect is reported, after it is repaired, it remains on the CC list and they have an obligation to review it within the year and administer surface dressing if required. She also advised that the hedge by Pinch Hill is the responsibility of Cornwall Housing who has to tender for the work which takes time and accounts for the delay. The overhanging trees on the A39 were also mentioned and Cllr N Chopak will ask for them to be trimmed.

Minutes

15/81 The minutes of the meeting of 17th March 2015 were unanimously approved.

Matters Arising.

15/82a **Para 15/60a - Planning Conference** The notes have been received and circulated.

15/82b **Para 15/60b River Strat at Hele.** Environment Agency confirmed that the land owner has been reluctant to let them enter his fields with the required machinery as the ground has been too wet and they are also restricted by the presence of water voles on this stretch of watercourse. It has not been forgotten and the clearance will be carried out when possible.

15/82c **Para 61a Correspondence Vacancy.** The vacancy had been advertised and CC will advise, after 28th April, if there has been a request for a by-election. It was agreed that, if a by-election is not necessary, the Clerk will advertise that the parish council wish to co-opt and set 18th May 2015 as the closing date for applications.

Correspondence

15/83a The following was circulated:

- i) Clerks & Council Yearbook 2015. – The chairman urged councillors to read the article about Community Assets.
- ii) Cornwall 4 Change – Update & Questions for CC Leader J Pollard. & email dd 23.03.15.
- iii) CALC The Week 19.03.15.
- iv) CC Communities & Devolution Information Bulletin 23.03.15.
- v) DEFRA – Access Newsletter March 2015 No 68.
- vi) Save Cornwall's Green Fields.
- vii) CC For Cornwall April Special edition.
- viii) Case for /Cornwall & Stand up for Cornwall.
- ix) CC Update on Localism offer.
- x) Local Council Review Spr 2015.
- xi) War Memorials Trust Guidance Booklet and Bulletin Feb 2015.
- xii) CC Legal Dept Code of Conduct Training Dates.

- xiii) Marhamchurch Playpark minutes 11.03.15 & 08.04.15
 - xiv) Vital Venues Newsletter March 2015.
 - xv) CC Library & One Stop Shop Service consultation.
 - xvi) CC Local Council Planning Conferences Notes of the Meetings held in Sept/Oct/Nov 2014.
 - xvii) CALC This week 14.04.15.
 - xviii) LAIS 1378 Parking.
 - xix) LAIS 1374.1 Councillor Travel Expenses Update.
 - xx) LAIS Guide & Transparency Code which came into effect 01.04.15. The ruling applies to councils with an annual turnover of less than £25K. Agendas must be on a website 3 clear days before meetings and draft minutes no later than 1 month after the meeting. After checking with CC and CALC, the agenda has been posted on the CC website under the Marhamchurch link and there is a link on Bude Community Network website. This service is not going to be available in the future.
 - xxi) LAIS 1377 Prayers.
 - xxii) LAIS Unauthorised Encampment.
 - xxiii) Fields In Trust newsletter.
 - xxiv) CC A public guide to Community Network Panels
 - xxv) Balance Sheet. Expenditure and Receipts report (4th QTR) Year end.
- 15/83b An email had been received expressing concern about 2 caravans by Pinch Bridge. The Clerk will write to Bude and Stratton ~Town Council and ask them to investigate.
- 15/83c The Agenda for the Bude Community Network meeting had been circulated. The Clerk and Chairman had attended.

Planning

15/84a Decision Notices:

- i) PA15/02916 - Request for compliance with condition 3 on Planning Application Number 2006/01105. 10 Boundary Drive Marhamchurch. Mr Simon Finn. Closed - advice given/app submitted. It related to surface water and the parish council were not consulted.

15/84b Applications

- i) PA15/02916 - Request for compliance with condition 3 on Planning Application Number 2006/01105. 10 Boundary Drive Marhamchurch. Mr Simon Finn. See Decision Notice above.
- ii) PA15/02982- Construction of a dwelling. Village Farm Marhamchurch. Mr S Rudman. The Clerk has contacted the planning officer who has advised that there has been a pre-application request for the proposal but that the application has been made before the pre-application process has taken place. He has not yet visited the site. The councillors noted that the proposal is a re-submission on refused application PA15/00062. Following examination of the plans and the discussion, it was unanimously agreed to recommend refusal for the following reasons: The information shown on the existing site plan and proposed site plan in relation to the parking and garage for Village Farm is incorrect as there is no access to the parking area and garage directly from Hobbacott Lane as shown, therefore all vehicles relating to Village Farm itself would need to use the Village Farm Cottage and proposed dwelling access. It is also believed that if there are 4 cars parked in the bays, as illustrated, there is very little room for vehicle manoeuvring and there would be a risk of cars backing out onto a busy road on a bend with junctions. It is considered that there would be very little amenity space for Village Farm Cottage and the proposed dwelling. The councillors referred to the reasons why CC refused PA15/0006, ie “The proposal represents overdevelopment of a small site which will result in a poor housing layout and substandard level of private amenity space for Village Farm Cottage and future occupants of the new dwelling. The design of the property is contrived and would neither preserve nor enhance the character of the Conservation Area. The proposal is contrary to saved policies DVS1 and ENV13 of the North Cornwall Local Plan 1999 and Chapters 6,7 and 12 of the 2012 National Planning Policy Framework”. In the parish councillors opinion these reasons also apply to PA15/02982. The councillors also wished to reiterate their concerns about the proximity of a public sewer to the site and their worries that the proposal could aggravate or cause problems in the future.

Cllr N Chopak.

15/85 Topics mentioned included the Consultation on Libraries and One Stop Shops, licensing for surf schools, the Appeal for the wind turbine at Coppathorne; a planning proposal for a revised solar farm at North Tamerton (following CC Refusal for the previous one). CC is reviewing their funding towards the running of public conveniences in 2016.17. Cllr Chopak will check if any progress has been made regarding the boundary of the land (allotment) in Pinch Hill.

Bullers Arms Car Park.

15/86 The Informal Hearing took place in the Village Hall on Thursday 16th April. The Chairman thanked Cllr Chopak for speaking so eloquently at the meeting. The Clerk had been advised that the Planning Inspectorate's Office are unable to give an exact date of when the decision will be issued but that their initial target is 21 May 2015. Mr T O'Sullivan had emailed asking if the parish council is committed to making a determined and meaningful effort to explore potential solutions to the Bullers Arms car park. It was agreed to await the outcome of the Appeal/Informal Hearing.

Good Energy Community Benefit re Creathorne Solar Farm.

15/87 Good Energy had not responded to the council's solicitor, the Clerk or Cllr Chopak. However, after follow-up emails, Brian Darnell from Good Energy has advised that he is now dealing with the Hazel community fund as part of the ongoing operations for the site and they are reviewing the agreement as material changes are required now that they are making a one-off payment instead of ongoing annual payments.

Parish Council website.

15/88 Mr N Darracott has not got back to Mr T Perry with anything specific and Mr Perry will follow up. The Chairman suggested that, as the Clerk's workload is already high, it would be preferable if someone else is responsible for running the website. The Chairman suggested that the Clerk speak to Mr D Dollin from Bude Computers and Mr D Martin.

Electronic Summons.

15/89 Since 30 January 2015 the Local Government (Electronic Communications)(England) Order 2015 has been in force, permitting email service of the summons. There is no obligation to adopt delivery of summons by email but councillors can formally consent to receiving their summons by email and they can withdraw their consent at any time. The following councillors agreed to receive their agendas by email: Messrs R Hockin. R Blewett, S Colwill. T Edwards. T Perry, Mrs F Hunt and Mrs I Waterhouse. Councillors also agreed to have their minutes emailed but that to avoid them having to print everything that the Clerk bring hard copies of the agendas and minutes to the meetings. The Clerk will organise a system where her signature is electronically copied onto the agenda.

Parish Cemetery

15/90a Garden Waste Charge for Churchyard and Parish Cemetery. It was unanimously agreed to pay £35 to St Marwenne's PCC to reimburse them for the charge. Mr P Jones has advised that wreaths and floral displays from the Parish Cemetery are being placed in the Garden Waste bin but as these have plastic and metal incorporated in them, they are not classed as garden waste and he and Mrs M Jones spend considerable time and effort sorting and dismantling. It was agreed appropriate that the parish council should provide a bin for waste from the cemetery.

15/90b Mr R Blewett requested that due to rising costs and increase in time taken to maintain the area, he would like to increase his cost per cut from £50 - £60. The Chairman confirmed that the area is kept to a very high standard and that Mr Blewett does much more than just cut the grass and he proposed increasing the price to £60 per cut to take effect with the next bill, the proposal was given unanimous approval.

15/90c Messrs J Short and Son have removed the base slabs which exceeded the maximum size in the cremation area. The Clerk has not had a response from Messrs H G Stacey or A W Bryant.

Cornwall Association Local Councils – Subscription Renewal

15/91 It was unanimously agreed to renew the subscription of £260.75 (inc serv charge VAT-£23.00).

Telephone Kiosk

15/92 The response from BT regarding the power supply gave 2 options: Option 1 - BT will retain responsibility and costs for the power supply in the short term. They are looking to disconnect the supply at some point in the future at their own expense and will advise the Parish Council when that time comes giving the option of taking over the supply if required. BT's responsibility is for the underground cable leading up to the fuse box within the kiosk service chamber, but not for the wiring from that fuse box to the light socket, or the light bulb, although the engineer will carry out an electrical test and ensure the light is working when he removes the payphone equipment.

Option 2 - The Parish Council can take over the power supply by contracting the regional power company and requesting an MPAN for an unmetered power supply (Meter Point Administration Number). The MPAN then needs to be registered with a power company of choice and also sent to BT so they can liaise with the power supplier regarding the transfer of the power supply. The parish council will then be responsible for the costs associated with that power supply. In the vast majority of cases, adoptees go for option 1, whereby the power supply remains in place with BT continuing to pay for it for the time being. The eventual intention is that BT would look to disconnect it at some point but they don't envisage this happening in the foreseeable future. It was agreed to choose Option 1. Regarding ownership of the land on which the kiosk stands, BT advise they do not own the land and that telephone kiosks are usually sited on public highway (records show nothing to the contrary in this instance). BT suggest that if the kiosk is on private land, it is always advisable to check, and they recommend checking with 'North Cornwall Council'. It was agreed not to make further enquiries. The Clerk will sign the agreement and return to BT with the payment of £1.

Finance

15/93a) Payments totalling £ 220.41 as per amended schedule together with payments totalling £315.72 were approved

15/93b) Income. HMRC VAT Reimbursement £552.20 (14/15)
 CC Precept (1st half year) £6,000.00
 CC CTS grant (1st half year) £324.07

15/93c) Bank Balances as at 20.04.15 Int Acc £13,414.09 Current Acc £2,815.46
 Playpark 20.04.15 Int Acc £1,201.60 Current Acc £1,372.48

15/93d) Receipts and Payments year ending 31.03.15 were distributed

Parish Matters

15/94a Highways – See para 15/80

15/94b Playpark – Minutes of last meeting have been circulated. Safety checks are being regularly done. The committee were in the process of getting quotes for wood to repair the fence and the ramp but the ramp has been damaged so in order to avoid any delays, as the cost of materials will be less than £500, the Clerk has suggested that they proceed as quickly as possible with the repairs. Mrs F Hunt advised that she is experiencing difficulties getting a company to do the safety check. There was a discussion about the height of the fence on the bottom boundary as the residents in Boundary Drive have requested a high fence so the area is screened, but Mrs Hunt has been advised at a previous safety check that a high fence would be dangerous as a child could climb over, fall and be trapped between the Playpark and Boundary Drive fences and be out of sight. Mrs Hunt added that, although officially access from Boundary Drive to the Revel Field is not permitted, residents of Boundary Drive have provided a gate in their fence for access.

15/94c Community Shop – No news

15/94d Public Conveniences - More toilet paper has been ordered.

15/94e Footpaths – The Clerk has reminded CC again that, even though it has been authorised (in Feb), reimbursement has not been received.

15/94f War Memorial – Messrs J Short & Son have cleaned the War Memorial and will return to re-do the black lettering as required. The Clerk will write to thank Mr & Mrs Gilhespy for providing the water.

15/94g Annual Parish Meeting. Victoria Regan, Senior Development Officer (Affordable Housing has advised that she can attend and requested to know in advance of any specific questions. Councillors suggested:

numbers on the Homechoice register with local need in this area; definition of affordable housing
what will be the impact of the revised legislation whereby only developments of 10 properties + having
to provide some affordable housing.

15/95 **Urgent Matters** raised with the Chairman since the Agenda was published - None

Items for next Agenda

15/96 Annual Audit Report; Annual insurance; Transparency Act; Various annual checks ie risk assessment,
Councillors' responsibilities.