



**MINUTES OF THE FULL COUNCIL MEETING HELD ON
MONDAY 09th JANUARY 2023 AT 7.00PM
WESLEY COMMUNITY HALL, ST. NEWLYN EAST**

Present -: Cllrs. K Yeo (Chairman) (KY), A Harvey (AH), E Green (EG), R Rowse (RR), M Pellow (MP), E Shaughnessy-Philp (ESP) & R Symonds (RS)

Also attending -: Mrs K Rees (Clerk) & 6 Members of the Public

001/23	<u>Public Safety Announcement:</u>
002/23	<u>Apologies:</u> Cllrs. V Thorpe, M Harvey, J John & D Laud. AH arrived at 7.15pm.
003/23	<u>Urgent Business Identified After the Publication of the Agenda:</u> (i) Parish Council Website – Urgent Financial Matter
004/23	<u>Registered/Non- Registered Interests & Dispensations:</u> EG declared a non-pecuniary interest in Agenda Item 10 (e) Wesley Hall Hire Rates
005/23	<u>Public Session:</u> (i) Mr N Senior, owner of Rose-in-Vale addressed the Council regarding application PA22/10234 for an annexe that the PC had objected to last month. The reason for the PC's objection was that the proposed annexe was larger than the main dwelling. This is incorrect as the annexe is 40sqm smaller than the main dwelling. He was also disappointed that the PC's Planning Protocol was not followed. In addition, Cornwall Council had not uploaded the Design & Access Statement. Based on this new information, he asked the PC to reconsider their comments. A discussion ensued. The drawings were deceptive and the PC made the comments in good faith based on the information provided at the time. As the Planning Officer would realise the error in the PC's comments, it was RESOLVED to make no further comment and wait for the 5-day planning protocol if the Planning Officer's recommendation is for approval.. PC to update the Planning Protocol. (MP/RS) (ii) Mr John Leith, Development Director at Renewable Energies addressed the Council regarding the application for a solar installation at Tregonning Farm. Through community engagement the plans had evolved and Cornwall Council recommends the application for approval. No feedback had been received on the Community Benefit Offer of £100k which could be administered in different ways. Councillors asked several questions about the plans including whether the grid has the capacity to take the electricity generated. It was confirmed that a grid connection contract had been issued. The majority of the land used would be Grade 3a or 3b but it would not be taken out of agricultural productivity. The landowner, Andrew Brewer also spoke in support of the application. Now that it was 6 months since the PC had made their decision to object to the application, he asked the PC to reconsider the comments based on the new information available. However, the PC's view is unaltered and the application will be heard by the Strategic Planning Committee on 16 th January. RESOLVED: To bring Agenda Item 10(c) Tregonning Solar Farm Community Benefit Offer forward. A discussion took place regarding the Community Benefit Offer of £100k. ESP advised that although Renewable Connections had given lots of advice about the Mitchell Community Hall, they had not made a separate financial offer. RESOLVED: If the Planning Application is approved, PC to accept the Community Benefit Offer and waits for the details of the proposed framework for administering the fund. (AH abstained)
006/23	<u>Minutes:</u> The minutes of the Full Council meeting held on 12th December 2022, as circulated, were correctly recorded, these were signed by the Chairman.
007/23	<u>Cornwall Councillor Report:</u> AH advised that the Saints Trail is on the agenda for the Council's Economic Committee tomorrow. As briefly discussed under 005/23, the application for a solar installation at Tregonning Farm is on the agenda for the Strategic Planning Committee on 16 th January. KY will represent the Council at this meeting.

008/23	<p><u>Planning Applications, Appeals & Decisions:</u></p> <p>(a) There were no applications.</p> <p>(b) The decisions were read out.</p>
009/23	<p><u>Matters For Discussion</u></p> <p>(a) <u>Highways Issues</u>: No new issues. NOTED.</p> <p>(b) <u>Mitchell Village Hall</u>: ESP advised that the committee had met and had started on working grant applications for the Jubilee Fund, the National Lottery Community Fund and the Levelling-Up Fund. The Clerk had chased the solicitor but had not yet received a response. NOTED.</p> <p>(c) <u>Transfer of Parking Spaces on the Strawberry Field Housing Development</u>: The Clerk had chased but had not yet received a response. NOTED.</p> <p>(d) <u>Sanctuary Homes Community Gain</u>: The Clerk had received an update from Sanctuary. A couple of the drawings for the planning application need tweaking but the application should be submitted by the end of January. NOTED.</p> <p>(e) <u>Buying-In Parking Enforcement</u>: No further news. NOTED.</p> <p>(f) <u>Repair to the Roundabout in the Recreation Ground</u>: The Clerk advised that MMF should be removing the roundabout in the next two weeks so that the repair can be made. NOTED.</p> <p>(g) <u>Appointment of a New Caretaker</u>: RESOLVED: PC to go into Closed Session at the end of the meeting to discuss this item.</p> <p>(h) <u>Wesley Hall Application to the National Highways Social Fund</u>: The Clerk has received quotes for new upstairs flooring, to insulate the loft and prepare the upstairs walls for decoration. The quotes to replace the flooring were expensive but the floor could be sanded and repainted which would at least improve things. The total cost of these works is £10116 and an application will be submitted based on this. MP has kindly offered to clear the loft space but volunteers to help would be very welcome due to the amount of stuff involved. A date for this would be confirmed. NOTED.</p> <p>(i) <u>Grasscutting Tender</u>: The tender has now been advertised with a closing date of 10th February so that a decision can be made at the next PC Meeting. NOTED.</p>
010/23	<p><u>Business Matters:</u></p> <p>(a) <u>The Pit</u>: The Clerk confirmed that the lease was signed in 2010 for a period of 30 years. NOTED.</p> <p>(b) <u>Section 106 Highway Money & Purchase of a Speed Visor</u>: The Clerk had circulated an email from CC asking the PC to 'give-up' their S106 money of £14046. This was not viewed favourably. The Clerk had got the quotes for both a solar and battery-operated speed visor. Following discussions, it was RESOLVED to spend the S106 money on a solar operated speed visor & additional solar panel for Mitchell. Remainder of money to be put towards the new footpath to the Village Hall Site in Mitchell. Clerk to advise CC that the PC will not be 'giving-up' the S106 Money.</p> <p>(c) <u>Tregonning Solar Farm Community Benefit Offer</u>: Dealt with under 005/23 (ii)</p> <p>(d) <u>King's Coronation</u>: Following discussions, it was RESOLVED to purchase coins for all the children of the Parish up to the age of 16.</p> <p>(e) <u>Wesley Hall Hire Rates & Management Committee</u>: The Clerk advised that as the electrical work had been completed, the hire rates could now be reviewed. For comparison, she had got the rates to hire the Village Hall. A discussion ensued. RESOLVED: Rates agreed as £15/hr for first hour, £10/hr for subsequent hours; Community Groups £15 per session (am, pm or eve); Craft Fayre £50. Management Committee the Clerk, EG, VT & Sam Hartwell-Green.</p>
011/23	<p><u>Reports from Outside Meetings Attended in the Last Month (not previously mentioned):</u></p> <p>EG gave an update on the Warm Space Drop-In Café which starts on 11th January. Thanks were expressed to the local resident who had made a very generous donation towards the expenses.</p>

	Comments had been made on social media about the condition of the footpaths. These would be passed to Cornwall Council
012/23	<u>Correspondence:</u> None.
013/23	<u>Finance:</u> (a) <u>Accounts:</u> RESOLVED: Accounts totalling £4967.62 were approved for payment (see appendix 1). (b) <u>Urgent Financial Matters:</u> The Clerk advised that Spanglefish had upgraded their website software. The charge would be £103 pa but would mean that the Parish Council's website address would change to www.stnewlyneastpc.org.uk and it would look more professional. RESOLVED: Council's website to be upgraded.
014/23	<u>Items for the February 2023 Agenda:</u> No new items.
015/23	<u>Closure:</u> There being no further business, the Chairman thanked members for their attendance. He advised that the next scheduled Full Council Meeting will take place on 13th February 2023 at 7.00pm. The meeting closed at 20.54 hrs
016/23	<u>Closed Session:</u> The Clerk gave an update on the employment of a village caretaker. A course of action was RESOLVED which the Clerk will action.