



**MINUTES OF THE FULL COUNCIL MEETING HELD ON
MONDAY 08th JANUARY 2024 AT 7.00PM
WESLEY COMMUNITY HALL, ST. NEWLYN EAST**

Present -: Cllrs. K Yeo (Chairman) (KY), R Symonds (RS), D Laud (DL), E Shaughnessy-Philp (ESP), M Pellow (MP), M Harvey (MH), M Baulch (MB), R Rowse (RR) & J John (JJ)

Also attending -: Mrs K Rees (Clerk) & Mr S Manoy (Gregorys)

001/24	Public Safety Announcement:
002/24	Apologies: Cllrs. E Green & R Smith; CCllr. A Harvey
003/24	Urgent Business Identified After the Publication of the Agenda: None.
004/24	Registered/Non- Registered Interests & Dispensations: None.
005/24	<p>Mr S Manoy, Gregorys Distribution:</p> <p>Mr S Manoy had attended the meeting to answer the PC's queries about the new Gregory's Distribution Centre on Land at Nancemere Farm. The following points were discussed:</p> <ul style="list-style-type: none"> • The Parish Council were not aware that the site had been sold to Gregorys and the circumstances feel very underhand. • To avoid driving through Mitchell, lorries travelling Westbound on the A30 should not leave at the Mitchell Junction but carry on to Carland Roundabout, do a U-turn and then drive back down the A30 and get off at the Mitchell Junction on the Eastbound carriageway. Mr Manoy confirmed that this is what drivers are instructed to do. • It was queried whether Gregorys has an Operator's Licence for the site. Mr Manoy confirmed that there is a licence and will forward a copy to the Clerk for circulation. • Mr Manoy confirmed that Gregorys has purchased Plot 1 & Plot 2 and hope to purchase Plot 3. • A Non-Material Amendment Planning Application will shortly be submitted to Cornwall Council to vary the application for Plot 2. This is likely to be a building 1/3 of the size. Half the plot will support a milk distribution business, the other half will be rented to a local tradesman who services horse boxes. • The new gateway that has been created is a temporary access to support National Grid who are working on the site. Planning permission will be applied for if the gate is to be kept on a permanent basis. • Mr Manoy apologised unreservedly for the blocking of the road recently. This was due to poor business management and should not happen again in the future. The road is being repaired and bollards being installed to prevent drivers from parking there. It was discussed that this is the walking route for school children and parents are concerned about their safety. <p>The Chairman thanked Mr Manoy for attending. It was agreed that Mr Manoy would attend a future meeting, when the NMA Planning Application had been submitted.</p>
006/24	Public Session: None.
007/24	Minutes: RESOLVED: The minutes of the Full Council meeting held on 11th December 2023, as circulated, were correctly recorded, these were signed by the Chairman. (P/S: MH/RR)
008/24	Cornwall Councillor Report: No report. Cllr. Harvey had agreed to provide a verbal report in future, if he was unable to attend.

009/24	<p>Planning - Appeals & Decisions:</p> <p>There were no applications and the decisions were read out. The following was then discussed:</p> <ul style="list-style-type: none"> • Despite the planning permission being refused, works on land behind Wellesley Farmhouse were taking place including the removal of several trees. Concern was expressed that the land may be in the conservation area and no planning permission had been applied for. RESOLVED: Clerk to clarify the situation and report back. • The Clerk had reported the enforcement issue at Lanteague Studios to the Council and an investigation is underway. 															
010/24	<p>Matters For Discussion:</p> <p>(a) Highways Issues: (a) The road repairs between The Butts and the Sewage Works are inadequate (b) There are several potholes on the road between Gummows Shop and Mitchell (c) There is mud on the road on Cargoll Road which the Council has refused to clear. The road is lethal, particularly with the current cold snap. RESOLVED: Clerk to report all issues to Cornwall Council. The Clerk advised that she had reported the issue at Boxheater Junction to Costain who had advised that they will undertake repairs.</p> <p>(b) Mitchell Village Hall: The Clerk advised that the architect had received quotes for all the surveys which had been accepted. ESP said that the grass needs to be cut before the first survey takes place on 16th January. JJ agreed to cut the grass this weekend. However, the hedges also need cutting. RESOLVED: ESP to contact Ben Spear to ask him to cut the hedges after JJ has cut the grass.</p> <p>(c) Transfer of the Land on the Tremellyn Estate: No progress. Clerk to chase. NOTED.</p> <p>(d) Wesley Hall Structural Survey: The Clerk had contacted Gareth Rowe who is unable to do the survey. However, she had received a quote from M Perry Associates of £495 to survey the roof void and downstairs floor. Following a discussion, it was RESOLVED to proceed with the survey and accept this quote. (P/S: DL/MH)</p> <p>(e) South West Water's Attendance at a Future Meeting: No progress. Clerk to chase. NOTED.</p>															
011/24	<p>Business Matters:</p> <p>None.</p>															
012/24	<p>Reports from Outside Meetings Attended in the Last Month (not previously mentioned):</p> <p>KY advised that that the Police Liaison Website is a very useful tool with lots of helpful information. He will circulate the address.</p> <p>The Clerk gave a brief update on the Neighbourhood Plan. The independent examination has been completed and the report published. Very few amendments to the plan were required. The final version of the plan will shortly be submitted to Cornwall Council who will then organise the referendum.</p>															
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014/24	<p>Finance:</p> <p>(a) Accounts: RESOLVED: Accounts totalling £3825.17 were approved for payment (see appendix 1).</p> <p>(b) Urgent Financial Matters: None.</p>															
015/24	<p>Items for the February 2024 Agenda:</p> <p>Cemetery Hedge Cutting</p> <p>Performance of Cornwall Council</p>															

016/24

Closure:

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 12th February 2024 at 7.00pm**. The meeting closed at 20.20 hrs.