

Colan Parish Council Meeting
Wednesday 31st July 2024

Those present: Derek Luscombe, Marc Dummett, Maurice O’Gara, Steve Lean, Pat Lambshead, Fiona House, Hilary Rossborough, Kerry Martin, Cllr John Fitter

Ben joined the meeting at item 7.

Clerk – Di Willett.

Marc Dummett was in the Chair.

1. Police Report:

No police report this month.

Post meeting Note: Report received 7/8/24: Summary as follows:

8 Thefts

1 Harassment

2 Criminal damage

3 Assault

1 Drugs

2. Colan Barton – PA24/04235:

Peter and Hedy Hodson introduced themselves as the new owners of Colan Barton, who moved in about a year ago. They inherited planning permission for two dwellings, but they have not yet decided how they wish to proceed with this application. The application expires in October and their advisor has suggested that they divide the project into three phases. These would be the two houses and an infrastructure stage. Therefore they have applied for a new application which would involve the infrastructure which will start before the original application expires. Marc clarified that the planning application would now consist of three phases – two of the phases would be new dwellings and the third would be all the drainage etc. The applicants stated that this would be the case, there will be no buildings for residential purposes at this stage. Fiona asked if this was basically groundwork so that the original planning application was still extant. The applicants responded that they have not yet decided how to proceed with the dwellings.

Maurice has concerns over the traffic management plan and the fact that the application has changed by being split into three phases. Pat was concerned that the property has been purchased and now the owners are considering rebuilding.

The applicants stated that the planning application was inherited with the purchase of the property, and they would like more time to consider how they wish to proceed with this development.

Marc thanked Peter and Hedy for their presentation and stated that this would be discussed further at agenda item 10.

3. Public Speaking:

None

4. Vacancy for Parish Councillor

There has been no further response to the vacancy for a Parish Councillor. The post will continue to be advertised.

5. Cornwall Councillor’s Report:

John made the following observation regarding the planning application at Colan Barton stating that there should be some concern that there will be no end date for the original application. The original application was approved, and this would artificially inflate the numbers of houses that have been approved in the County should the work not start before the application expires. This means that it looks as if the building targets have been achieved when in fact they are not. The Government is keen to address this issue.

John then went on to report that the bridge over the railway line is now complete, although the cost is £3m over budget. Cornwall Council is now trying to plug the gap. John does not think that the ratepayers should have to contribute to this overspend and has suggested that maybe the Duchy could contribute. Questions are currently being asked about this additional cost.

Cornwall Council has sent several requests to the Secretary of State regarding devolved powers which are currently not being revealed. Independent groups are concerned about the way this is being conducted and want the delegated powers to consider consulting the public in future. An example of items considered is the tourism levy. This means money that enhances facilities that the tourists enjoy which currently falls to rate payers e.g. coastal footpaths. Devolving power would mean sharing power with a greater SW Authority which could include Plymouth etc. There is still talk of having a Mayor for Cornwall, but this could also include a wider area. John feels that we do not need this at present.

The sale of the Airport is still going ahead in private. Much of this is on Colan Parish land and as well as the subsidy, which will have to be paid by the new partner, there is a development element to the site. The airport has a local development order in place for this area. The new partner will have to subsidise the airport for the next ten years. At present the cost is more to operate the flights than revenue currently received from carriers – there is no room to extend the franchises to increase the revenue.

Cornwall Council is now under the control of a new party. Three Conservative Councillors have now resigned and formed their own parliamentary party. One of these a member of the Saints CAP.

The preparations for the Boardmasters festival are now increasing, hope fully all the traffic is following the correct route this year. The complaints about the increased gap in the hedges is to be investigated by enforcements. Maurice commented that some heavy traffic is going through Quintrell Downs at night – John agreed to check this and make sure they are following the correct route.

The grass verges have now been cut and the gateway signs tidied up.

6. Declarations of Interest:

Declarations of interest will be declared prior to discussion of any agenda item involved.

7. Apologies:

Apologies received from Brian, while Ben has stated that he could be a bit late tonight.

8. Minutes of previous meeting

The minutes of the AGM were agreed as true and correct by all present. They were signed as such by Marc.

9. Matters Arising:

None

10. Planning Applications:

PA24/04235 – Colan Barton: Pat proposed that we object to this planning application. Marc asked if there were any other proposals. John suggested that there could be a deferral to this application, but as we have already applied to defer it, we will have to decide tonight. Derek stated that the building regulations have changed since this application was granted and this would be a good reason for objection. The agent for the applicants suggested making this into three phases, to allow time for the applicants to decide how they want to proceed. John stated that the planning officer would look at this carefully as this is a sensitive location. Pat's proposal was seconded by Marc and the Councillors were asked to vote on this response. One Councillor supported the application, one abstained and the remainder agreed to object. The Parish Council will therefore object on the grounds that the Building Regulations are out of date.

11. Green Ridge Resort:

Fiona stated that the applicants were granted more time to get more information. They have now amended the plans which are now being uploaded on to the planning portal, therefore more comments can now be submitted via the planning portal.

The technical meeting will be held on 4th September when the Planning Officer will meet with the developers. Fiona is not sure if this is a public meeting. **Post meeting note:** The technical briefing will be online via Teams. Anyone is allowed to join this meeting.

The strategic Planning Meeting will be on October 16th when one resident, one representative from Colan Parish Council and John Fitter will be allowed a three minute slot each to air their views.

The Committee will then make their decision.

Pat then stated that he did not hear Fiona's information, therefore she had to repeat it all again.

12. Accounts

Cornwall Council – Annual rent for recreation field - £150.00 – approved by all

CWC – Weedkilling at Quintrell Downs - £504.00 – approved by all.

Corserv Solutions – Grass cutting at Recreation field- £307.69 - approved by all.

Zurich Insurance – Additional premium for new roundabout - £56.78 - approved by all

BIFFA – 6 monthly bin emptying at recreation field - £468.00 - approved by all

The SSL certificate is also due for renewal in August and the Clerk requested permission to pay this invoice once received. All agreed to make this payment.

13. Recreation Field:

The brambles at the main entrance to the recreation field need cutting back -Marc agreed to get them cut. He will also check the wooden posts to make sure they are not causing a hazard.

14. Maintenance of Back Field:

Ben House has very kindly cut the grass in the back field; the brambles cannot be cut back until the Autumn to allow for the birds to leave their nests. Marc stated that we need to ensure that the field is maintained regularly and should get some quotes for this work. It will probably need cutting two or three times a year.

Derek asked if we could advertise the lease of this field for sports purposes – Di will check with CALC to make sure the Parish Council can advertise this in the local newspapers.

15. Overgrown Seats:

Derek stated that many of the new seats are overgrown and cannot be used. Di was asked to request a quote from Bob and a plan of where the seats are situated.

16. Open Space Money:

We have received notice that we have been granted £169,644.25 in open space money from The Village development. Marc wondered if we should set up a committee to take this forward to discuss any ideas – it was agreed to discuss this further at the next meeting.

17. Grantscape Funding 2024:

The clerk stated that she has submitted the claim for the funding for the inclusive roundabout.

18. Mountjoy Bus shelter:

Bob now has the frame, which currently has frosted glass in it. Derek will get a price for new glass once the frame is installed.

19. Neighbourhood Plan:

There have been some residents who have volunteered to help with the abridged version of the neighbourhood plan. We must have at least one councillor involved, and John has agreed to help where required. John also said that there is help available from the officer at Cornwall Council.

20. Tree Preservation order:

Photographs have now been sent to Cornwall Council Planning Department.

21. Solar Panels on Reservoirs:

Pat suggested we write to SWW to see if they would consider putting Solar Panels on the reservoirs they own. He stated that this would assist in keeping the temperature of the reservoirs down. Derek disagreed with this idea as Porth reservoir is an amenity area and solar panels would detract from the area.

The Council voted on this proposal – 1 Councillor was in favour of such an idea, the remaining Councillors supported the amendment by Derek.

22. Website:

The possibility of a professional running the website was discussed. Di will try and find out if the lady that set it up would be prepared to manage it as well.

23. Letters/Notices:

None

24. Any Other Business:

Fiona stated the Trewarne Lane in in a terrible condition with large potholes and uneven surface. This is an unadopted road and is therefore the responsibility of the residents to maintain it. John has previously asked Cornwall Council for their help, but they reiterated that it is the residents responsibly. All the residents will need to be on board with the resurfacing before any work can be carried out.

Maurice stated that motorists are misusing the new junction at Lane. They are cutting across the ends of the junction. John stated that the Council will be extending both ends of the junction and are currently awaiting approval to do this.

25. Next Meeting:

The next meeting will be on Wednesday, 25th September 2024

Di Willett

18/08/2024