

GRADE RUAN PARISH COUNCIL

Parish Clerk: Lee Dunkley BA (Hons), MPhil

c/o 30 Clifden Close
Mullion
Helston
TR12 7EQ

clerk@grpc.org.uk
www.grpc.org.uk
07773 194876

Council Meeting – 12 March 2018

Minutes of the meeting of the Council held at the Sunday School Room, Methodist Chapel on the above date, 19:00.

		Action
228/17	<p>Persons Present/Apologies Present: Cllrs Preston (Chair), Clifton, Fleetwood, Lee, Stephens, Trewin.</p> <p>Apologies: Cllrs Bosustow, P Collins, S Collins, Freeman, Green. Cllr Rule CC.</p> <p>In attendance: L Dunkley (Parish Clerk). 3 members of the press/public.</p>	
229/17	<p>To Receive Declarations of Interest / Dispensations. Cllr Trewin declared an interest in PA18/01497.</p>	
230/17	<p>Public Participation. K Bosustow gave context to PA18/01497.</p>	
231/17	<p>Reports from outside bodies. None.</p>	
232/17	<p>Council Meeting: Minutes 12 February 2018 RESOLVED that the Minutes of the Meeting of the Council held on the above date having been previously circulated, be taken as read, approved and signed.</p> <p>Proposed Cllr Lee, seconded Cllr Stephens. 5 voted in favour, 1 abstained: Cllr Clifton.</p>	
233/17	<p>Matters arising from the Minutes. None.</p>	
*Cllr Trewin left the room		
234/17	<p>Planning Applications for consideration PA18/01497: Removal of condition 2 (holiday restriction) and variation of condition 3 in relation to decision notice PA03/00764/F dated: 13/10/2003. Mrs I J And Mr K F P Bosustow. Higher Treal Farm Treal Ruan Minor Helston Cornwall TR12 7LS</p> <p>No objection proposed and seconded. Unanimous.</p>	Clerk to respond
*Cllr Trewin re-entered the room		
234/17 cont'	<p>PA18/00491: Refurbishment and extension to existing dwelling. Laurence Associates. Cable House Kennack Sands Kuggar Ruan Minor TR12 7LT</p> <p>The Council appreciate and welcome the general principle of redeveloping this property, but object to the proposals as set out on the following grounds: Overdevelopment and not in-keeping with the local aesthetic,</p>	

	<p>given that the existing property is modest and the proposals are for a much larger footprint and would have a significant visual impact within the AONB; the likelihood that the property will not contribute to local housing need (i.e. potentially a second home or holiday let) and consequently the proposal may not bring benefit to the local community; light pollution concerns; concerns that the building materials, particularly the extensive use of glass, will not be appropriate. The Council would welcome the withdrawal of the application and to be involved in a pre-application process for a new proposal to redevelop the property. In the event of approval, comprehensive landscaping and screening should be a minimum condition. Proposed and seconded. Unanimous.</p>	Clerk to respond																		
235/17	<p>Planning Applications decided since last meeting. PA17/10114: Use of land for the stationing of 6 holiday lodges, provision of access and car parking. Gwendreath Farm Holiday Park Ruan Minor TR12 7LZ [APPROVED]</p> <p>PA18/00052 & PA18/00211: External works and internal alterations (and listed building consent). Sea View, Cadgwith [APPROVED]</p> <p>PA17/04424: Construction of 6 dwellings for affordable rent (2 houses and 4 flats). Land by Wheldon Ebenezer Road Ruan Minor TR12 7JR [APPROVED]</p>																			
236/17	<p>Pre-applications, consultations and appeals. Planning Officer disagreement: PA17/08110 (Land at the Beach, Kuggar). Council maintained its position (by simple majority) and felt the proposal was contrary to material considerations and commented as follows: - the contribution to affordable housing is considered too small; - the planning officer's assertion that the proposal cannot be opposed on visual grounds because of permission given next door is not relevant, because that application was to replace an existing building, this application is to build on green space. - Per above, this is development in green space and there is no evidence of need for the development - the proposal will have a strong visual impact in an AONB - concern about incremental development in this area (i.e. encroaching on the green space and rural nature with the AONB).</p>	Clerk to respond																		
237/17	<p>Parish Online renewal RECEIVED a verbal report. RESOLVED to renew at a cost of £30 + VAT. Proposed Cllr, seconded Cllr. Unanimous.</p>																			
238/17	<p>Finance report and Payments RESOLVED to adopt the most recent Finance Report and authorise the payments of Accounts Outstanding:</p> <table border="0"> <tr> <td>EDF Energy</td> <td>Lighting</td> <td>19.00</td> </tr> <tr> <td>Mr L Carter</td> <td>Cleaning</td> <td>20.00</td> </tr> <tr> <td>Ruan Minor FC</td> <td>Grass cutting</td> <td>30.00</td> </tr> <tr> <td>Parish Online</td> <td>Annual subscription</td> <td>36.00</td> </tr> <tr> <td>Staffing</td> <td></td> <td>582.44</td> </tr> <tr> <td>Creative Play</td> <td>50% deposit, play equipment</td> <td>2566.80</td> </tr> </table> <p>Proposed Cllr Fleetwood, seconded Cllr Lee. Unanimous.</p>	EDF Energy	Lighting	19.00	Mr L Carter	Cleaning	20.00	Ruan Minor FC	Grass cutting	30.00	Parish Online	Annual subscription	36.00	Staffing		582.44	Creative Play	50% deposit, play equipment	2566.80	Clerk to action
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239/17	<p>General Risk Assessment RESOLVED to approve as above for 2017/18.</p> <p>Proposed Cllr Trewin, seconded Cllr Fleetwood. Unanimous.</p>																			
240/17	<p>Emptying of dog waste bins RESOLVED to agree a rota and to appoint Biffa to empty as above at £4.09 per visit from 1st April 2018.</p> <p>Proposed Cllr Clifton, seconded Cllr Fleetwood. Unanimous.</p>	Clerk to action																		

	Thanks were offered to Cllr Clifton for her work on the project.	
241/17	Consultation: Predannack Airspace changes RECEIVED an update as above. RESOLVED an outline response and to delegate final wording to Cllr Preston and the Clerk following a further meeting with RNAS Culdrose representatives on 15 th March 2018. Proposed Cllr Trewin, seconded Cllr Lee. Unanimous.	Clerk & Cllr Preston to action
242/17	Mundys Field car park surface DISCUSSED issues and available options as above including resurfacing and grass maintenance. Quotations for cutting the grass will be pursued.	Clerk to action
243/17	New Bus Shelter NOTED the new bus shelter and official bus stop for Ruan Minor and CONSIDERED options for the existing old bus shelter including potential for information boards and maps.	
244/17	Archive material from H and S Stephens. NOTED that the Council have received the above and CONSIDERED storage and digitalisation. Cllr Fleetwood holds some records and Cllr Green is currently digitalising other records.	
245/17	Update: New play equipment RECEIVED an update as above. Installation is due to begin on 19 th March.	
246/17	Grade Ruan Community Trust License: Insurance RECEIVED an update as above: the License document has been agreed by Council and by the Council's solicitors and is being circulated with Trust members. It is hoped the document can be signed on behalf of both parties in the coming days/weeks.	Clerk to pursue
247/17	Footpaths, Highways; Tree wardens report. a) RECEIVED an update on Cadgwith Highways issues – a meeting is being arranged with M Peters, local head of Highways. b) RECEIVED other reports: Concern over drainage in Duck Alley; Coast Path diversions are in place; Cormac report there is no concern over the surface of FP6 (Cadgwith car park); Stile at Chyreen is boggy and restricts access; Extra gravel is needed at St Mary's; Suspected water leak at Higher Ledra; Potholes by the post box in Cadgwith can be reported by anyone in the community via https://www.cornwall.gov.uk/report-it/ ; Blocked drain opposite the rectory entrance.	Cllr Preston to pursue where appropriate
248/17	Reports from Council representatives to outside bodies. None.	
249/17	Notification of meeting/items for agenda: 9 April Quotations for: LMP, SWCP, Play area grass, Mundy's Field grass.	Clerk to pursue
250/17	Public Bodies (Admission to Meetings) Act 1960. None. The meeting closed at 20:45.	

Signed 9 April 2018