

ST EWE PARISH COUNCIL

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DRAFT MINUTES

Annual Meeting of the Parish Council (AGM)

St Ewe Village Hall
Monday 11 May 2015

Present:	Cllr Janet Lockyer, Cllr Will Richards, Cllr Allan Brooks, Cllr Sam Roberts, Cllr Jenny May, Cllr Trevor Harman and Cllr Diane Clemes. Also present, Mrs Christine Wilson, Clerk to the Parish Council.
Absent:	Vice-chairman Cllr John Dickinson, Cllr Trevor Johns, Cllr Rueben Collins, and ward member Cllr Malcolm Harris
Also present:	8 Members of the public
Abbreviations:	Councillors' names – abbreviated with their initials. CC – Cornwall Council. PC – Parish Council. VH – Village Hall. *** consultee comments submitted by St Ewe for planning applications.

*There was a 2 minute intermission
between the previous Annual Parish Meeting and this meeting, which began at 7.25 pm.*

- 15/1 Election of the Chairman. Having served two years as Chair, Cllr J Lockyer stepped down from the post in accordance with St Ewe's tradition to elect a new Chair every two years. Cllr Lockyer proposed Cllr Will Richards for the position. Cllr S Roberts seconded the motion. Cllr Richards was voted in unanimously; he signed in the book his Declaration of Acceptance of Office and took the chair.
- 15/2 Election of the Vice-chairman. The council was advised that Cllr Dickinson, though not present, would be happy to continue as Vice-chairman and he was duly elected (proposed AB, 2nd SR).
- 15/3 Apologies for absence were received from Cllr J Dickinson and Cllr R Collins.
- 15/4 Minutes. The minutes of the ordinary meeting held on 9 March 2015 were approved and signed by the Chair (proposed DC, 2nd JL).
- 15/5 Other positions. The councillors present were consulted and agreed that the positions could remain unchanged. The Clerk read out the following list, which was agreed *en bloc* (proposed SR, 2nd TH):
- Lead Councillor — Footpaths & Bridleways: JD
 - Lead Councillor — Renewable Energy: AB
 - Council's representative — Village Hall: SR
 - Council's representative — Community Land Trust: WR
 - Council's representative — Cornwall Association of Local Councils (CALC): AB
 - Council's representatives — St Austell & Mevagissey Community Network: JL & SR
 - Employment Committee: JL, WR, and AB
- 15/6 The Meeting Dates for the municipal year 2015/16 were approved as follows: Ordinary meetings: 13 Jul, 14 Sep, 9 Nov, 11 Jan, 14 Mar, 9 May; the next Annual Meeting of the Parish Council: 9 May 2016 (proposed TH, 2nd SR).

The AGM concluded at 7.31 pm and the Ordinary Meeting continued immediately.

**In continuation:
Ordinary Meeting of the Parish Council**

15/7 **Declaration of interests.**

- a) JM declared an interest in item 15/9(c)i because the wind turbine is very close to her property.
- b) JL and WR declared an interest in Item 15/14(b) because they are on the committee.
- c) SR also declared an interest in 15/14(b) because he is on the committee; however, he submitted a request for dispensation under Localism Act 2011, s33(c).

15/8 **Public Session.** The people present explained that they were here to speak about planning. Most were here about the turbine and two people came to explain their objection to PA15/01654 that adjoins their property.

- G Chaplin spoke first about the Cornwall Council land on the spot where the Lanuah wind turbine was to be located, which amounts to 3-4 acres. This land has been taken out of agricultural production. Mr Chaplin suggests that St Ewe enquire about CC's plans for this land. It is a possible hazard to the nearby farms because it is currently full of ragwort. The Council requested that the Clerk write to find out about CC's plans for this area.
- Neighbours of PA15/01654, Large Barn Site Galowras, explained that the proposed dormer windows had previously been denied by the Planning Authority in 2006; however, the speakers thought the new application was using the fact that a dormer window has been granted to a nearby property. The existing dormer is on the east side overlooking fields and is out of view. They said the proposed dormers are not in-keeping with the property and the Grade II listed farmhouse. They also overlook and greatly intrude upon their privacy. Furthermore, the windows are for an attic storage area, and therefore unnecessary for the planned use.

The council agreed to bring Item 15/9(c)ii forward. See the decision at that item.

- A representative of Parishes Against Turbines read out a draft statement from a planning advisor appointed by them to analyse the PA15/02977 Levalsa application. Councillors asked a number of questions and a general discussion of the application took place, after which the Chairman called for the public session to be closed.

The council agreed to bring Item 15/9(c)i forward. See the decision at that item. JM removed herself from the room for the duration of the public discussion, council discussion and vote.

All members of the public left the room.

15/9 **Planning.**

- a) Planning Decisions (a complete list in Clerk's Notes 11-5-15 and on the new website Parish Planning page). The planning decisions were noted and no discussion took place.
- b) Planning correspondence.

- i) **PA15/03269** | Hedgerow removal notice regarding hedgerow abutting eastern side of Bridleway 14 St Ewe Parish | Land South Of 1 Sunnyside Little Polgooth St Austell Cornwall PL26 7DD. Determination Deadline: 12 May 2015.

St Ewe Council is unable to comment because the deadline falls too close to the meeting date. No councillor requested an extra-ordinary meeting. Cllr Dickinson, Lead Councillor for Footpaths, reported on the hedgerow and this was read out by the Chairman. The Clerk advised that CC has now made a delegated decision of "no objection."

- ii) Letter from CC dated 10 March (previously circulated to all councillors) states that, of the original 8 CC proposed wind turbines, one at Lanuah and two at Trevascus will not 'progress'. Planning applications for the proposed turbines at Levalsa, 2 x Ventonteague (near Trispen), Pennans Land (Grampond) and Barwick Farm (near Tregony) will go ahead. Levalsa is now the only one within St Ewe Parish boundaries.

c) Applications for Consultee Comments.

- i) **PA15/02977** | Proposed erection of a 1 x 0.5 MW wind turbine (maximum 67m height to blade tip), transformer, grid connection, access road and ancillary infrastructure | Land At Levalsa St Austell Cornwall. Case Officer: Miss C Pitt. Parish: St. Ewe. Ward: St Mewan. Applicant Name: Cornwall Council. Agent Name: CSA Architects.

JM removed herself from the room for the duration of the public discussion, council discussion and vote.

After a general discussion with members of the public followed by a council discussion of the main material points, the Council voted unanimously to OBJECT (proposed WR, 2nd AB).

*** St Ewe Parish Council considered this application after lengthy discussion at its May Ordinary Meeting, which included public participation from various people from the areas affected by this application. St Ewe OBJECTS unanimously to a wind turbine at Levalsa and would like it to be refused for the following reasons. **Firstly**, the public consultations are insufficient and do not comply with recommendations in Cornwall Council's original document, "The development of onshore wind turbines, Renewable Energy Planning Guidance Note 3". Furthermore, many nearby residents, including those affected by shadow flicker, have not been informed in writing of the details of the application and its important dates. Though a 500 metre radius is the 'cut off' for notification (according to Cornwall Council's new Renewable Energy Draft Supplementary Planning Document), this is not sufficient and could not objectively be considered best practice, considering the constant impact this turbine would have on the surrounding farm businesses. **Secondly**, at the one consultation carried out before submission of the application, public opinion was overwhelmingly negative, yet Cornwall Council has ignored the community and has gone ahead with the application. The Parish Council believes very strongly that this turbine engenders such opposition because it is badly placed, for all the reasons mentioned here. **Thirdly**, no proper assessment of the impact on nearby footpaths and bridleways has been made. The lane by Tregenna Farm is regularly used by horse riders and horses are negatively affected by turbines. A horse taking flight on a road used by vehicles is dangerous. Horse riders from St Ewe are forced to avoid ever more areas within the parish and in the adjoining parishes. **Fourthly**, the 'swish' and 'thump' of the blades has not been assessed, nor its effect on residents, horses, or the nearby farm business, including any cattle. Equally, the effect of the shadow flicker and shadow throw on the neighbouring farms (Tregenna, Higher Tregenna, Penstrassoe Barton and Penberlan) should weigh heavily against this application. **Fifthly**, the business case is weak. As squeezed as Cornwall Council is for income, £23,267 average income per year (from the 25 February 2015 "Wind Energy Programme" document) does very little to outweigh the detrimental impact of the wind turbine on the amenity of the rural landscape, on the Area of Outstanding Natural Beauty which is close by, on the residents and on the farm business nearby. No assessment of its effect on tourism has been made, and tourism is the second major source of income for local residents after farming. Any detrimental effect would contravene Section 3 of the National Planning Policy Framework and the Core Planning Principle, paragraph 17, which "should take account of the different roles and character of different areas, ... recognising the intrinsic character and beauty of the countryside and supporting thriving rural communities within it". **Sixthly**, the turbine itself is mismatched; i.e., oversized for the situation; it will be geared down to a lower output. Considering the impact of such a large structure on the rural landscape, this is badly designed and inefficient. **Seventhly**, the Parish Council notes the OBJECTION of the Cornwall Areas of Outstanding Natural Beauty (AONB) Unit and agrees with the Unit's preliminary assessment from its first site visit, which indicates a high level of viewer susceptibility (Annex 2: Cumulative Impact Assessment Guidance for Cornwall - Wind Turbines). **Eighthly**, the turbine is too close to farm buildings and the farm business at Higher Tregenna. **Ninthly**, this application's impact assessment is inadequate. It is impossible to judge from the application documents what the visual and noise impact will be. The impact of loss of amenity in a primarily rural area near an Area of Outstanding Natural Beauty must also be emphasised and should carry much weight against this application, especially when considering the cumulative impact of other turbines in the area on horse riders, walkers, the rural residents, the tourists and local businesses that depend on tourism.

- ii) **PA15/01654** | Amended design to building under construction (i.e. dormer windows in roof space to replace approved 'velux') in garage and workshop. | Large Barn Site Galowras St Ewe Nr St Austell Cornwall.

The Council OBJECTS to this application (proposed AB, 2nd SR)

*** The owners of this property have previously requested dormer windows, but they were refused by the planning authority because they were not in keeping with the building. This has not changed. This new application sites a dormer window on a nearby property, but it is not visible to others, does not affect at the amenity of the area and does not overlook another property. If the case officer were to consider approval, St Ewe PC requests that the conservation officer first visit to assess the impact of the dormer windows on the character of the building and the area. There appears to be no justification for dormer windows in an attic storage area. The windows would directly overlook the neighbouring property. For all these reasons, St Ewe Parish Council unanimously strongly objects to this application.

15/10 www.st-ewe-parish.co.uk.

- a) The structure and content of the new website were approved by the council. It is very pleased with the design and hopes it will be of great benefit to all. Jo and Sue of Limecloud Media Agency are administrators of the site along with the clerk. Although the clerk is generally only responsible for the Parish Council pages, she has editing privileges for all content. A line will be added to the footer stating that the website is sponsored by St Ewe Parish Council. The villages and hamlets in the parish were discussed and their mention on the home page will be slightly edited by the clerk. D Hawken volunteered to edit the Events and Tourist pages, which are a great resource, and he has been added as editor.
- b) Consideration of charges for advertising on the website was deferred until it can be better assessed.
- c) Website publicity. D Hawken has volunteered to publicise the website on notice boards and with a leaflet drop throughout the parish. He has also taken the cost of this upon himself. The Clerk will write to thank him for all his efforts to make the new website a success. The Council also thanks J Brown for printing the posters and flyers at a minimal cost.

15/11 **Highways.**

- a) Cornwall Council (Cormac) programmed streetworks for 2015 were read out for the parish and surrounding parishes. This information is available on the website under Parish Council at *Highways St Ewe Parish*.
- b) The Clerk reported that Cornwall Council is keen to hear from local councils who would be willing to consider undertaking, as partners, maintenance works to the margins of the highway corridor (gullies, verges and signage etc). After consultation with Highways, it was identified that the only maintenance for St Ewe is signs and junctions which will be maintained annually. The Council understands from this that if it wishes to have regular maintenance done more frequently, it will need to contract the work itself. The council will monitor this situation.
- c) The Clerk was requested to report to Cormac concerning: plaster board dumped at the top of Drunken Bridge; further on the edge of the road is being washed away by the stream; the pothole on the hill to Tucoyse opposite the Deer Park is larger than ever.

15/12 **Footpaths.** Cllr Dickinson is away and there are no issues to report.

15/13 **Insurance Renewal.** The council's insurance offer from AON for the coming year remains at the same premium with no change to the terms. The offer of £372.35 was accepted (proposed JL, 2nd AB).

15/14 **Grant Applications.**

- a) The Council agreed to grant St Ewe parochial church council £520 for churchyard maintenance, which is a slight increase from last year because of inflation (proposed AB, 2nd DC).
- b) Village Hall committee grant was deferred until a request is received in writing.
- c) The Council agreed to grant Tower & Spire magazine £200 for publication costs (proposed AB, 2nd DC).

15/15 **Finance.**

- a) Copies of the year-end accounts were handed out and explained by the clerk, which included the bank reconciliation, an explanation of the variances between this year and the previous year, a cash flow and budget comparison for 2014/15.
- b) Internal Audit. Brian Smelt has agreed to be St Ewe's internal auditor again this year. His report will be ready for the next ordinary meeting.
- c) External Audit. The Accounting Statements on page 2 of the Annual Return, prepared by the Clerk as Responsible Finance Officer, were reviewed by the Council, approved and signed by the Chairman (proposed JL, 2nd JM). Each of the Annual Governance Statements on page 3 of the Annual Return was read out by the Clerk; they were agreed en bloc, and signed by the Chairman (proposed WR, 2nd SR).

- d) Payments totalling £2,268.81 were authorised and cheques signed (proposed WR, 2nd SR). C Wilson, Clerk salary & expenses, £450.64; AON Ltd, £372.35; CALC subscription, £200.82; Limecloud Media Agency, £525.00; St Ewe PCC, churchyard maintenance, £520.00, St Peter's PCC, Tower & Spire publishing, £200.00.

15/16 **Correspondence and Invitations.** (A complete list in Clerk's Notes 11-5-15)

- a) Cornwall Rural Housing Assoc. was requested by the clerk to email the posters advising of available properties on the Housing Register in order to facilitate distribution of the information. They have replied, but will not necessarily be able to comply because their communications are standardised and not easily changed.
- b) Hemmick Boulders. A letter from the National Trust advises that the boulders will be place on the beach, as requested, only during the summer holidays. However, this policy could be revised if there are further problems with campers on the beach.
- c) Election results. Steve Double of St Austell was elected MP for the St Austell and Newquay constituency. The clerk will write to congratulate him on his win and update the website with his details.

15/17 **Business for the next meeting:** Polmassick flood design.

15/18 **Date of the next meetings.** An interim meeting to discuss planning may be arranged, if required. The next ordinary meeting will be held on Monday, 13 July 2015, starting at 7.00 pm, St Ewe Village Hall.

The meeting closed at 9.45 pm and the Chair thanked everyone for attending.

Mrs C Wilson ~ Parish Clerk ~ 22 May 2015