

DOBWALLS AND TREWIDLAND PARISH COUNCIL

Minutes of the Parish Council Meeting of Dobwalls and Trewidland Parish Council held in Dobwalls United Church Schoolroom, Dobwalls on Wednesday 18th April 2018 commencing at 7.00pm

Present: Councillors J Dunn (Chairman), M Mackie (Vice Chair), T Kitto, D Finch, M Morford, A Tween, H Blee and J Collis

In Attendance: Mrs L Coles (Parish Clerk) and Councillor Jane Pascoe (Cornwall Council)

There were 60 members of the public present.

Item 1. Apologies: Apologies were accepted from Cllr H Francis.

Item 2. Declarations of Interest a) Agenda items. None b) **Gifts.** None were declared.

Item 3. Consideration of Written Dispensations. None were received.

Item 4. Unitary Councillors' Reports.

Cllr Pascoe reported that Cornwall Council has reduced the cost of a resident's Disabled parking bay to £350. Cllr Pascoe said that residents can report the cars parked on the pavement in Pendray Gardens, Dobwalls.

Item 5. Presentation by Pearce Fine Homes on the proposed B1/B8 Business Park at Twelviewoods.

Ben Pearce said that the development will be gated, covered by low impact LED security lights and will operate between the hours of 8.00am and 6.00pm. The site will be self-managed and Pearce Fine Homes will move their business into one of the premises on the site. The units are for B1, 17 units for white-collar use and B8, storage use, there will be no noisy industrial businesses. Provision for 113 car park spaces has been made in the plans. The adopted Local Plan has a large provision for B1 developments and it will be a rounding off of the settlements. Ten letters of objection to the traffic have been received but Highways England has made no objection to the proposal. Cornwall Highways has asked for a footpath link to the existing footpath. Ben Pearce said that he recognises the concerns over the proximity of some of the units to residential properties. He then took questions from the members of the public. A lively debate ensued from which the following concerns raised by members of the public were noted:

- The impact of the proximity of some of the units on the site plan to nearby dwellings.
- Potentially, increased volumes of traffic through the village
- Access to and from the site and village for delivery vehicles
- Light pollution from the security lights
- The potential increase in criminal activity
- How the site will be secured, policed
- Times of business activity, if storage units, will there be restricted access times?
- Noise impact from the site for nearby dwellings
- Significantly, what type of business will be allowed. Led to believe that it will be white collar businesses and some storage facilities.
- The aesthetics of the site, i.e. that the larger, more unsightly buildings are fronting the nearby residential dwellings whilst the more aesthetically pleasing office spaces are fronting the roundabout.
- Sewerage and run off, additional strain on sewerage system and run off problems to nearby properties. There are concerns that some gardens will be flooded.
- There are already a number of industrial estates/business parks within a 4 to 5 mile radius of Dobwalls

Item 6. Public Participation. (see above) No further issues were brought forward.

Item 7. Response to public participation. The Parish Council has noted the concerns raised by the public regarding the planning application PA18/ 01438 and these will be considered when Council resolves its decision.

Item 8. Planning:

- a) **To receive notices of new planning applications received before the agenda finalised and RESOLVE** the Parish Council's response:
PA18/000426 Grange Court (Hoburne Ltd), Doublebois Holiday Park, Doublebois, Liskeard Cornwall. Use of land for siting holiday lodges (including replacement of chalets) and associated works for access and hardstanding. Following discussion, it was **RESOLVED** to support the application but ask the Case Officer to consider respect for the environment of the two nearby Listed Buildings. **Proposed by Cllr Finch seconded by Cllr Morford with all in favour.**
PA18/01438 Business Park at Twelvewoods. The Parish Council had listened to the concerns raised (see item 5 above). It was agreed that the Parish Clerk will facilitate another public meeting to discuss this application in more detail before the Parish Council makes its decision. The Clerk will speak to the Case Officer. **Clerk**
- b) **To note planning applications received after the agenda has been published.** None received.
- c) **Cornwall Council Planning Decisions received:** None received
- d) **Pre-planning Application.** The applicant proposes to develop the buildings within the curtilage of the current property, namely a rundown barn as guest accommodation for family and friends and as a holiday let. The development will be sympathetic to the current Grade II Listed building and will be screened by vegetation to reduce any visual impact on nearby properties. Council will now wait for the planning application to be submitted for consultation and thanked the applicant for supplying the above information.
- e) **Other Planning Matters.**
- i. **Honey Meadows Skate Park.** Already covered in the Annual Parish meeting which preceded this one.
 - ii. **To discuss road names for the Beneathway development**
The Developer has put forward some street names for consideration. The Parish Council deliberated and agreed that the street names, Chestnut Drive, Juniper Way and Alder Close, were acceptable but the overall name for the site, Greenacres, suggests that it is a retirement development and Council would ask that another name is thought of. The Clerk will convey this to the Developer. **Clerk**
 - iii. **Planning application Site Visits.** It was agreed that sites should be visited for each planning application and that there should be a Lead Councillor for each.

Item 9. To approve the Minutes of the Parish Council Meeting held on 21st March 2018.

It was **RESOLVED** that the Chairman should sign a copy of the above Minutes as a true record of that meeting
Proposed by Cllr Blee, seconded by Cllr Kitto with all in favour.

Item 10. Matters Arising from the above Minutes.

The Clerk reported the issue with a resident putting a garden edged with bricks on the grass verge at Havett Close. New trees have been planted along the main stretch through Dobwalls, but the grass verge has still not been reinstated. The Clerk will chase this up. **Clerk**

It was reported that the Litter Pick was very successful, 20 people attended. The Clerk will send the photographs to Clean Cornwall and report the events success. **Clerk**

During the litter pick a rat's nest was found in the car park at The Highwayman, the Clerk will report this to Environmental Services. **Clerk**

The Clerk has replied to the landowner regarding the NDP.

Item 11. Neighbourhood Development Plan. It was reported that Boscawen CEP, Jeff Muir, will be asked to design the 2nd Survey. The Housing Needs Survey needs to be returned by the 20th April and Cornwall Council will collate the results. The next meeting is at Trewidland Village Hall on the 25th April.

Item 12. Footpaths. The Clerk has given the Footpath Maps to the Contractor. The Clerk highlighted the two footpath closures, both for repairs to bridges, Footpath No. 13 and Footpath No. 9.

Item 13. Highway Matters.

- i. Bus Shelter in Duloe road. Cllr Pascoe will chase the progress on the damaged bus shelter.
- ii. The Clerk gave details of a road closure. Road from Landlooe Lane to junction South of Byland End, St Keyne, 30th April to 15th May (24 hours).

Item 14. Villager Magazine. The deadline for the next magazine is the 1st May. The Clerk will send a report of the Annual Parish Meeting to Cllr Mackie for inclusion. **Clerk.** There will be an article on World War II and the Editorial team is inviting personal stories of World War I for the next edition. The Clerk will send a letter regarding the increase to the charges for adverts and a copy of the Spring magazine to all the Advertisers with an invoice for the current year. **Clerk**

Item 15. Trewidland Village Hall. The Asbestos Report has been received. There will be a Committee meeting next week to discuss the way forward. Cllr Dunn said that there is a need to replace the whole roof and funding for this must be found if required.

Item 16. Correspondence. None received

Item 17. Finance

a) Payments and Cheques. It was **RESOLVED** to approve the payment for the Clerk's March salary etc. and other payments and cheque as detailed on the schedule circulated to the Members and detailed below, **proposed by Cllr Finch, seconded by Cllr Tween with all in favour:**

- Online Payment – Linda Coles, Clerk, March salary and expenses.
- Online Payment – Cornwall ALC Limited, annual membership 2018/19 - £601.62
- Online Payment – SLCC Enterprises Ltd, Clerk's Training Seminar - £90.00
- Online Payment – Cornwall Council (L Coles) Copy of Local Plan - £10.00
- Online Payment – D& L Grounds Maintenance Grass Cutting and Skate Park- £465.00
- Online Payment – Crystal Clear, Bus shelter cleaning - £35.00
- Online Payment – Kovia Ltd, Asbestos Survey Report- £384.00
- Cheque 101378 – Transfer from Barclays Account to Unity Trust Account - £300.00

Receipts:

- Precept, 1st Payment - £5991.41
- CTS Grant - £318.80

b) It was **RESOLVED** to approve the Bank Reconciliations for March, as circulated to the Members by the Clerk, **proposed by Cllr Tween, seconded by Cllr Kitto, with all in favour.**

c) Grant Application received from Dobwalls United Church. It was **RESOLVED** to grant £1965.00 to Dobwalls United Church. **Proposed by Cllr Tween, seconded by Cllr Kitto with all in favour.** The Clerk will prepare the cheque for the next meeting.

Item 18. Items for Inclusion in Future Meetings

- GDPR

Item 19. Date and time of next meeting. The next meeting of Dobwalls and Trewidland Parish Council will be held on Wednesday 16th May 2018 commencing at 7.30pm in Trewidland Village Hall, Trewidland, following the Annual Parish Council Meeting, which will commence at 7.00pm

There being no further business the Chairman closed the meeting at 9.30pm.

Signed.....Chairman, Dobwalls and Trewidland Parish Council
Date.....

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NB. A copy of the above Minutes and those of previous meetings can be found on the Parish Council Website:
www.dobwallsandtrewidland.org.uk

