



A-barth Onan Hag Oll Representing One and All

Clerk's Report for Meeting on 20th July 2021 Enhanced LMP

Summary of Decision Required:

- 1. To note the details of the Enhanced LMP Scheme.**
- 2. To consider and agree potential projects.**

Report:

It has been confirmed that the Council have been approved for the Enhanced LMP Scheme, the funding amount is: £13,750.

The outline of the scheme is as follows:

LMP Enhanced Capital Scheme:

Aim: To improve the Public Right of Way network within existing LMP parishes, that have previously, or continue to, invest time or money in the management or improvement of their paths.

Description: This is a proactive practical improvement programme. In the first year, it is proposed to work with parishes; to make measurable, physical improvements to the gold and silver paths.

Scope: The project will look to work with parish to identify and deliver a scheme of replacement and improvements. Works will be identified by the parish, or with the assistance of Cormac Countryside Officers, the results of which will form the basis of the programme.

The works will aim to undertake the following:

- Like for like replacement of out of repair gates and stiles.
- Replacement of structures with a predicted lifespan of less than 5 years
- Upgrading the above to the least restrictive option where negotiated and appropriate
- Replacement / installation of small bridges or boardwalks (< 5500mm)
- Maintenance of existing, or the installation of drainage and small scale surfacing, preferably on non urban paths.
- Replacement or installation of waymarking and signposting
- Vegetation clearance on the line of the path (both side and upgrowth).
- Improvements on recognised, useful and previously improved walked routes. This includes short stretches where the path does not follow the definitive line. (To be agreed with CC)

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The programme will not look to address:

- Paths or sections of paths requiring diversion orders or definitive map review
- Large scale or complicated obstruction of the path
- Issues on known cul-de-sac or bronze paths, with no benefit to the public.

Delivery: Where possible the parish will undertake the works through the engagement of a suitable contractor. Where this is not possible, then Cormac will undertake the works.

In all cases, Cormac may assist in the supply the appropriate materials to the parish as required. The materials will be oak in all cases, unless post and wire fencing. The funding will be passported to the parish direct from Cornwall Council on the completion of the works.

Our initial bid included the following works:

Installation / Upgrade of way markers across all footpaths to alleviate confusion regarding RoW, this would require purchase of approximately 250 posts and 600 way markers:

Costings:

Materials: £2,043.00: (sourced locally)

Labour: £1,000.00.

Total: £3,043.00

STILES AND (POSSIBLE) GATES:

17/4 and 17/5: Junction at MENERDUE. There are two working farms at Menerdue, both owned by the Cornwall Council and farmed by tenants. We are requesting that a 'kissing gate' be installed at this junction.

7/8: CARNSIDDIA TO HENDRA: Before the present owner bought the farm cattle were kept in the fields and the stile at the entrance from the farm lane was frequently broached by bullocks. To stop this the (then) farmer placed an iron girder across the gap, above the stones. It was awkward to traverse, especially for children or shorter folk. It is felt that it would be an improvement if the girder was removed and a kissing gate erected on the field side of this extremely flat stile thus making safe grazing should cattle be kept in the future.

BOARDWALKS: There are two areas which are known to become very wet and difficult:

34/1: West Trevales to Trewince

48/1: Treskewes Farm to Treweege Barton. Both could benefit by the construction of board walks.

All of the above work has been considered suitable for the programme but is not fixed.

Further Information to be considered:

- Work has to be completed in accordance with CC approved specifications.
- Materials can be sourced from CORMAC.

Costings received from Penny Hodgson, Countryside Access (who will work with us)

- **Waymarker posts:** £70 each – on the above proposed works this would cost £17,500
- **Kissing Gate:** £400

Boardwalks would be dependent on the work required and would involve external contractors for the initial groundwork.

Members to consider proposed works and identify other areas that may benefit the parish and make use of the funding.

Jane E Richards
Clerk
12th July 2021

AGENDA ITEM 11.1

This is a list of current Planning Applications prepared for the convenience of Councillors and is not included here. Anyone wishing to see it may do so upon application to the Clerk.



A- barth Onan Hag Oll! Representing One and All

Application PA21/01178

Proposal Change of use from agricultural land to campsite with erection of 2no. sheds to house water treatment system and shower/toilet facilities, siting of a storage container and associated tracks/hard standings and drainage works

Location Land North of Mole Hill Farm Woodhill St Gluvias Penryn

Applicant Mrs Wende Blowfield Greenland Views Campsite

Decision Required:

Members are requested to consider the following report to reach an informed decision regarding the above planning application.

Date of Site Inspection:

Cllr Adam Bunclark and Cllr Ross Iles, Friday 9th July 2021

REPORT:

Background

Proposal Change of use from agricultural land to campsite with erection of 2no. sheds to house water treatment system and shower/toilet facilities, siting of a storage container and associated tracks/hardstanding's and drainage works

Matters of Concern:

Points for discussion: There is limited access to the site. Any road leading to this site is single track with few passing places, blind corners and steep gradients meaning reversing vehicles with caravans would be an inherent danger to themselves, other traffic and walkers. Caravan already on site. Concerns/comments that the site has been continually developed and advertised for camping and caravans without any permissions in place.

**Cllr A Bunclark & Cllr R Iles
09/07/2021**



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Application PA21/06120
Proposal Proposed new dwelling with double garage
Location Land At Samburu Foundry Stithians Cornwall
Applicant Ms Fiona Doggett

Decision Required:

Members are requested to consider the following report to reach an informed decision regarding the above planning application.

Date of Site Inspection:

Cllr Adam Bunclark and Cllr Ross Iles, Friday 9th July 2021

REPORT:

Background

The new dwelling has a contemporary external appearance, with two external finishes of white render walls to the living accommodation, and a dark metal cladding to the garage. The main glazed elevations face the garden to the west and south west. These elevations also have the external balconies similar to the current planning permission. The large glazed windows have brise soleil for shading to avoid overheating during the summer months. The new proposals offer an acceptable relationship with neighbouring properties to ensure that existing and future occupiers are not detrimentally impacted in terms of overlooking, overbearing development, loss of privacy or loss of light. The new dwelling sits behind existing mature trees along the west and east boundary, which provide privacy and screening to other houses both across and further up the valley. The east boundary adjacent to the access track will have a rendered wall 1.8m high plus an access gate for privacy and security. The north boundary will have a new timber fence between the site and the garden of Samburu. Services Surface water will be dealt with on site with soakaways. Foul drainage will be connected to the existing foul drainage sewer, to the west of the site adjacent to the river. The proposed new dwelling will be built to current building regulation standards and incorporate a renewable energy heat source. The design proposals are for a new modern, contemporary dwelling with a scale similar to the current planning permission and surrounding dwellings. It will also provide a sustainable and energy efficient building for the future.

Matters of Concern:

Suitability and strength of the bridge for access. Access to the property from Foundry for work vehicles? Water Runoff into Stream? The new dwelling will be visible from Foundry Road looking East and doesn't blend in with existing surrounding properties?

**Cllr A Bunclark & Cllr R Iles
09/07/2021**



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Application PA21/04761

Proposal Sealing of existing deep boreholes and the demolition of a single storey building at the Borehole Testing Facility

Location Rosemanowes Quarry Herniss Lane Herniss Cornwall

Applicant Dr Nick Jefferies Jacobs Clean Energy Ltd

Decision Required:

Members are requested to consider the following report to reach an informed decision regarding the above planning application.

Date of Site Inspection:

Cllr Adam Bunclark and Cllr Ross Iles, Friday 9th July 2021

REPORT:

Background

The facility is situated on the floor of a former quarry and cannot therefore be seen from the surrounding area. The height of the quarry walls is between 15m and 20m. In summary, Jacobs Clean Energy Ltd are proposing to install and test the performance of long-term borehole seals formed from natural bentonite clay. This planning application relates to the sealing of existing deep boreholes and the demolition of a single storey building at the Borehole Testing Facility located at Rosemanowes Quarry, Longdowns, Cornwall. The majority of the proposed development is below ground and as measures will be taken to ensure that the site will be reinstated to its current condition after the works having taken place (borehole sealing is programmed to take place over approximately three months), it is considered that they will not be visually significant and will be consistent with the current use of the site. The proposed development is compatible with national and local planning policy and will not give rise to any significant environmental impacts.

Matters of Concern:

None.

**Cllr A Bunclark & Cllr R Iles
09/07/2021**



A- barth Onan Hag Oll! Representing One and All

Application PA21/05680
Proposal Erection of replacement dwelling and domestic garage (revised scheme)
Location Former Lanefield Carn Stithians TR3 7AW
Applicant Mr P Condy CONDY AND HOOPER

Decision Required:

Members are requested to consider the following report to reach an informed decision regarding the above planning application.

Date of Site Inspection:

Cllr Adam Bunclark and Cllr Ross Iles, Friday 9th July 2021

REPORT:

Background

This proposal effectively 'fills in' the corner of the previous scheme and so will not greatly affect the appearance of the new dwelling. The overall length and width will be unaffected as will the NE and NW elevations. This scheme will fit well in its context and will make a positive contribution. The proposed dwelling is appropriate in all respects in terms of the character and appearance of the area. The design proposed is of high quality, comprising in particular a development which is 'visually attractive.

Matters of Concern:

None

**Cllr A Bunclark & Cllr R Iles
09/07/2021**



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Clerk's Report for Meeting to be held on 20th July 2021.

ARRANGEMENTS FOR DEALING WITH PLANNING APPLICATIONS THAT WOULD HAVE BEEN CONSIDERED AT THE AUGUST MEETING

Decisions Required:

- 1. That powers be delegated to the Planning Portfolio Holder and one other Councillor to prepare a suitable response to Cornwall Council to any non-contentious planning applications received between 15th July and 31st August 2021 for which an extension of time until immediately after the Parish Council meeting to be held on 21st September 2020 cannot be granted.**
- 2. That, if an application is considered contentious, Cornwall Council be requested to accept a response immediately after the Parish Council meeting to be held on 21st September 2021.**
- 3. That, if Cornwall Council are unable to accept a response immediately after the Parish Council meeting to be held on 21st September 2021 in respect of a contentious application, a response be agreed by an e-mail vote.**
- 4. That any decisions made in accordance with the above be reported to the September 2021 meeting for ratification.**

Report:

As Members are aware, there will be no meeting in August. Financial matters will be dealt with later in the agenda and it is hoped that the only other matter that may cause problems is the return to Cornwall Council of responses to planning consultations within the allocated timescale. We do, of course, now have an agreed procedure of voting by e-mail should the need arise due to exceptional circumstances.

I therefore suggest that, providing applications received are not contentious and that Cornwall Council are unable to grant an extension of time until after the September PC meeting, powers be delegated to the Planning Portfolio Holder and one other Councillor, depending upon availability, to prepare a response to Cornwall Council on behalf of the Parish Council, with their recommendations being reported to the September meeting of the Parish Council for ratification.

If any applications are received that are likely to be contentious, then it is my recommendation that Cornwall Council be requested to accept a response after the September meeting. If this is not possible, then I suggest that a suitable response be agreed by means of an e-mail vote.

**JE Richards,
Clerk
7th July 2021**



A- barth Onan Hag Oll! Representing One and All

Report on Current SYSTEM FOR Notification of Planning Applications for meeting on 20th July 2021

Decisions Required:

To consider report and agree any actions to be done to support residents' access to Planning Information.

Access To Planning

Following the recent planning application in Trembroath a couple of issues have come to light but I am unsure as to how as a PC we can respond positively affect the issues.

The concept of planning notices/planning portal is to inform the public about a planning application so that they may, if desired, make a comment.

In my opinion a number of problems exist. Below I have listed the problems I perceive and suggested a solution/approach if I have one:

- 1) Planning notices are not always posted in suitable places and/or are not seen by people for various reasons such as:
 - a) people may only occasionally pass through an area even if they own land/work land in the vicinity
 - b) Local people (near/relatively near neighbours) with a vested interested do not always see them because again they don't always walk past every property in their area and applicants are not obliged to inform neighbours.

Siting of planning notices – I'm not sure how this can be addressed particularly in more rural locations. Perhaps an obligation to advise adjacent properties by the council – posting of a standard letter through neighbours post boxes either side/across road or something similar by the same person putting up the notice (saves time/money increases community consultation if completed simultaneously)?

- 2) Not all people are IT literate/have access to the internet/have poor literacy skills and are therefore dissuaded or unable to make comment. Can we help in any way?

Could we advertise IT literacy courses on SPC website and Stithians noticeboard when we are notified of any? Try and get a couple of courses for parishioners set up in the village hall/tap in to community programmes already up and running?

- 3) The timings of the when notices are put up in relation to when councillors are informed – often it would appear that a notice is posted outside an address but the communication to the council lags this – It did with the recent application in my hamlet but I am not sure whether this is an exception or the 'norm' correct?

The point here is that we are informed more quickly. Can we request that we as a council receive emails of plans on the same day they are posted so we are as informed as possible – one of my neighbours told me about the planning application of my next door neighbour because I had not seen the sign which had been up 24 hours.

- 4) Visits by Councillors – do we/should we when visiting a site seek to speak with person(s) who have made comment on an application as form of engagement with the community and to assess reasons for comments? I don't have the experience of planning visits so cannot personally comment. I do appreciate that planning visits are very time consuming (and we all give our time freely) but should we seek to engage more? As noted during the council's May meeting 'forceful' representations were made by members of the public regarding a particular application but were all of us really fully aware of their concerns?

Should the planning report by colleagues reflect comments made by the public or is it better to discuss these comments in the monthly meeting as we normally do?

Additional Thoughts

- 1) To provide as much 'encouragement' for people to find out about/comment on planning applications can we have a dedicated link on the new Parish website to the planning portal. I appreciate this addresses only PC literate individuals.
- 2) Perhaps provide some brief guidance notes about setting up planning alerts for their area/whole parish based on postcodes to make the process more accessible (you have to set up an account with CC for example before you can go any further which is not particularly clear) as again if people are faced with this challenge at the outset it may dissuade them.
- 3) I appreciate that as an individual you can request planning alerts for your postcode area/entire Parish via the planning portal but I wonder whether or not we could do this via a link to our website/Stithians Noticeboard?
- 4) Promote through our website to parishioners to help those who struggle with IT/literacy skills. I know of one case where the literacy capability, in addition to web access, would have prevented an individual from placing a comment to a planning application they felt strongly about had they not been helped by another neighbour. This does show that community 'spirit' is still thriving and potentially offers one solution to the problem.
- 5) Stithians Facebook Noticeboard

As noted by Phil at the Annual Meeting there are over 3000 members of the group, many of whom live in the village/Parish. Is there a way of using the Noticeboard to 'advertise' planning applications in the Parish automatically through 'notifications'?

Can we have a planning link here that displays all current planning applications for the Parish?

Councillor Mark Whitbread-Jordan
June 2021