

**MINUTES of the Devoick Parish Council PLANNING COMMITTEE
MEETING at the DOWNDERRY METHODIST CHURCH
SCHOOLROOM on THURSDAY 24th JULY 2008 AT 6.30PM**

PRESENT: Parish Cllrs. D. L. G Elliott (Chairman), R. J. Daniel (Vice Chairman), Mrs M.Y. Byles, M.J. Crutchley, Mrs G. E. Hartland & S.J. Parry
 District Cllr. Edwina Arkell & Mr John Charnock of the Looe MCTi

Public Participation Period

A member of the public addressed the Council regarding planning application 08/00798/FUL, PLOT 1, REEF POINT, DOWNDERRY. Photographic evidence of coastal erosion was presented to support an argument against further development above the cliff and to illustrate the impact that a three-storey dwelling, constructed near the cliff edge, would have on the outlook from the beach.

A member of the public spoke in objection to 08/00798/FUL, PLOT 2, REEF POINT, DOWNDERRY, stating that the plans supplied were inconsistent and did not provide a true indication of the close proximity of the proposed dwelling in relation to the boundary hedge to the north of the site. Concern was expressed that construction work would disturb the stability of surrounding ground and affect the integrity of a swimming pool and house on the adjacent plot to the north of the site.

Another member of the public stated that an academic paper concerning land slippage appeared to show that because of the loose structure of the local ground strata, coastal erosion may well be causing ground instability as far up as the road.

1. APOLOGIES: Cllrs. G. K. Berncastle, J.P. Candy, Mrs. A. Robinson & Mrs. M. E. Temlett

2. DECLARATION OF INTEREST IN ITEMS ON THE AGENDA:

The Vice-Chairman declared a prejudicial interest in item 3.4.

The Chairman asked if item 7 (Looe MCTi Presentation) could be brought forward, and this was agreed by the Meeting.

7. LOOE MCTi PRESENTATION by District Cllr. Edwina Arkell & Mr John Charnock

The Chairman welcomed District Cllr. Edwina Arkell & Mr John Charnock to the Meeting.

Mr. Charnock opened the presentation by emphasising the importance of Parish partners within the Looe MCTi and stating that by working together on projects more could be achieved in terms of pooling resources and attracting grant funding into the area.

All the parishes had some common issues, e.g. public transport, that could be tackled more effectively under the umbrella of the MCTi.

The Looe Area Community Action Plan had been well received at District, County and Central Government levels and the Looe MCTi has earned a good reputation.

Mr Charnock continued that the Looe MCTi was currently working on some interesting and innovative projects that may well put Looe on the map nationally.

Cllr. Candy joined the Meeting at 18.40 hrs.

District Cllr. Edwina Arkell presented the Looe Area community Action Plan and copies of the summary document were distributed to those present. Cllr. Arkell stated that the plan was a strategic document designed to realise a vision of how to make Looe and the surrounding parishes a good place in which to live and work now and in the future. The plan deals with topics under different headings e.g. the environment, culture, opportunities for all & innovation.

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7. LOOE MCTi PRESENTATION (continued)

Speaking about current plans for the new unitary authority "One Cornwall", Cllr. Arkell expressed concern that the proposed Community Network Area covered both Looe and Torpoint and stated that she would be pressing for the creation of two area committees with the new network area in order to reflect its diverse nature.

Social issues needed to be addressed, especially local employment opportunities.

Parish Plans should form the basis of the New Authority with the key word being "local".

Cllr. Arkell ended her presentation by stressing her desire that Deviock Parish should work closely with the Looe MCTi.

Cllr. J.P. Candy apologised for his late arrival to the Meeting and then stated that the theme of innovation could be the salvation of S.E. Cornwall; the encouragement and development of unusual and useful ideas being beneficial to the area.

The Vice Chairman hoped that factions in Torpoint and Looe would not pull the new Network area apart. On the matter of the Looe MCTi the Vice Chairman was distressed that Deviock Parish had not been previously approached to become involved and had not been asked for any input into the Looe Area Community Action Plan.

District Cllr. Arkell apologised for any lack of consultation with Deviock Parish.

Cllr. Candy suggested that the Parish should look forward towards its relationship with the new authority. Cllr. Candy also expressed his concern over the creation for the Torpoint/Looe Community Network Area and shared his hope that this area would be subdivided into two area committees.

The Chairman thanked District Cllr. Arkell and Mr Charnock for their presentation.

3. PLANNING APPLICATIONS:

3.1. 08/00890/FUL Mr and Mrs J. Downie TRESKO, TRERIEVE ESTATE, DOWNDERRY

Construction of first floor extension, new ground floor entrance hall and extended lounge. Provision of part covered parking bay.

Deferred from meeting of 10th July 2008

After discussion Cllr. Mrs. M.Y. Byles **proposed** that the Council object to this application for following reasons:-

- 1) Overlooking from proposed windows to the east
- 2) Design of roof should match that of adjacent properties
- 3) The design of the proposed extensions would, by their size and mass, be overbearing on the street scene.

This proposal was **seconded** by the Vice Chairman and **agreed** by the Meeting with one abstention.

3.2. 08/00798/FUL Mr S. Flood PLOT 1, REEF POINT, DOWNDERRY

Construction of dwelling

Deferred from meeting of 10th July 2008

After discussion the Vice Chairman **proposed** that the Council object to this application for following reasons:-

- 1) Close proximity to Gainsborough Villa (6 East Camps Bay)
- 2) Possible coastal erosion of unstable cliffs because of digging for foundations and sunken ground level
- 3) Loss of amenity space resulting in increased surface water run off that could result in coastal erosion
- 4) Contemporary design and building materials out of keeping with the surrounding street scene

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3. PLANNING APPLICATIONS (Continued):

3.2. 08/00798/FUL Mr S. Flood PLOT 1, REEF POINT, DOWNDERRY (Continued)

This proposal was **seconded** by Cllr. Mrs. G.E. Hartland and **agreed** by the Meeting with one abstention.

3.3. 08/00798/FUL Mr D. Flood PLOT 2, REEF POINT, DOWNDERRY

Construction of dwelling

Deferred from meeting of 10th July 2008

After discussion the Vice Chairman **proposed** that the Council object to this application for following reasons:-

- 1) Close proximity to the property at the north end of the site.
- 2) Possible problems with foundations of the proposed dwelling affecting the stability of the swimming pool in the adjacent garden.
- 3) Loss of amenity space resulting in increased surface water run off that could result in coastal erosion
- 4) Contemporary design and building materials out of keeping with the surrounding street scene

This proposal was **seconded** by Cllr. M. J. Crutchley and **agreed** by the Meeting with one abstention.

3.4. 08/01021/FUL Miss B. Daniel 16 COOMBE PARK, DOWNDERRY

Construction of first floor extension and new ground floor front entrance

The Vice-Chairman had declared a prejudicial interest and left the Meeting.

After discussion relating to how this revised application had incorporated suggested modifications, support for the application was **proposed** by Cllr. Mrs. G.E. Hartland, **seconded** by Cllr. S.J. Parry and **agreed** by the Meeting, with one abstention.

The Vice Chairman rejoined the Meeting.

4. PLANNING APPLICATIONS RECEIVED AFTER PUBLICATION OF THE AGENDA:

There were no applications to be considered.

5. PLANNING DECISIONS:

No planning decisions had been received.

6. PLANNING APPEALS (received by date of Meeting)

No planning appeals had been received

Minutes of the Planning Committee Meeting of 24th July 2008 Continued

8. URGENT BUSINESS ADMITTED BY THE CHAIRMAN:

8.1. Seaton Post Office

The Chairman reported that an official proposal to close Seaton Post Office was currently subject to a period of consultation. The Chairman suggested that the Parish Council should write a letter in support of retaining the Post Office.

Cllr. J.P. Candy proposed that Chairman and Vice Chairman be granted delegated authority by the Meeting to look at submission evidence to include in the letter of support; the official consultation period ending on 2nd September 2008. This proposal was seconded by Cllr. Mrs. M.Y. Byles and agreed unanimously by the Meeting.

8.2. Church Hill, Hessenford

The Chairman reported that he was still receiving completed questionnaires from local residents and suggested that the matter be considered at the September meeting.

8.3. "One Cornwall" Council Wards

The Vice-Chairman informed the Meeting that, under the current proposals, the Parish Ward of Seaton would be placed in a different County Council Ward to that of Downderry & Hessenford; this would be a nonsensical arrangement as the villages within the Parish are closely linked.

The request for single warding of Deviock Parish was still under consideration by the Boundary Commission and therefore the Parish should write requesting a review of the present proposals in the strongest of terms.

Cllr. J.P. Candy informed the Meeting that there was to be a consultation period for dealing with these warding issues in the autumn and that the Seaton Ward issue could be resolved at that time.

8.4. Burial Ground for Deviock Parish

The Chairman informed the Meeting that some residents of Deviock had formed a committee in order to put forward their views on the proposal for a burial ground at Deviock. The Chairman stated he would be placing an article in the August edition of the Nut Tree Newsletter with the aim of soliciting suggestions for alternative sites for the burial ground.

Regarding the present proposal at Deviock it would be necessary to carry out a survey to determine the level of the water table in order to establish whether the site would be suitable for burials. The Council agreed for the Chairman to arrange a trial grave digging, after the present crop was removed and before further cultivation took place, to investigate the water table levels, ground structure and suitability of the land as a burial ground.

Cllr. J.P. Candy suggested that a feasibility study on possible use of the existing churchyard extension strip at St. Annes, Hessenford should be conducted.

9. FINANCE:

9.1. Accounts to be paid

	<u>VAT</u>	<u>Nett</u>	<u>TOTAL</u>
Caradon District Council (Cleaning supplies for Downderry W.C.)	3.53	20.14	23.67
BT (Bill no. Q0175H) dated 21 st July 2008	16.60	99.36	115.96
Cllr. M.J. Crutchley (Replacement cheque for 2007/8 attendance and 2008/9 printer cartridge allowance)	-	191.00	191.00
Total £	20.13	310.50	330.63

Cllr. J.P. Candy **proposed** acceptance of accounts to be paid (subject to ratification of the Full Council and subject to the lost cheque in favour of Cllr. M.J. Crutchley being cancelled), this was **seconded** by the Chairman and **agreed** unanimously by the Meeting.

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9. FINANCE (continued):

9.2. Notification of the reinvestment of Funds

The Clerk informed the Meeting that the Barclays Treasury Deposit matured on 18th July 2008 at a total value of £113,517.99. This had been re-invested in another Barclays Treasury Deposit for one month only at an interest rate of 4.32% (giving £416.50). Reinvestment in this Treasury Deposit for one month only was so that the funds could be accessed in order to invest in a new Barclays Bond (offering approx 6% return) when it will be launched later in August 2008.

10. MATTERS RAISED BY MEMBERS FOR POSSIBLE INCLUSION ON THE NEXT AGENDA:

- 10.1. It was reported that overgrown vegetation was causing potential traffic problems at Rocknose Corner, Seaton Hill. Cllr. J.P. Candy agreed to have this growth cut back in the near future.
- 10.2. Cllr. M.J. Crutchley drew the attention of councillors to the problem of cars parking at the bottom of Buttlegate, Dowlerry. It was suggested that the Clerk contact the local police to see what could be done about this matter.
- 10.3. Cllr. J. P. Candy reported that Caradon D.C. would be dealing with the matter of surface water at Seaton Countryside Park in the near future.
- 10.4. Cllr. Mrs. G.E. Hartland asked if any information had been obtained regarding public fitness equipment for senior citizens. The Clerk stated that so far he had been unable to make contact with Mr. Don Price at Caradon D.C. in order to discuss this matter.

There being no further business the Chairman closed the Meeting at 20.00 hrs.