



9th March 2023

Dear Councillor,

You are summoned to attend a meeting of Mawnan Parish Council on 16th March 2023 at 7.30pm in the Mawnan Bowling Club.

Please find attached the agenda for our meeting. We ask that if any member of the public has issues they would like to raise that they contact the clerk prior to the meeting so that we can best manage them. Please remember that the time allotted for *Matters of Community Concern* is not a forum to discuss what has taken place during this meeting and that any matter raised here would likely be added to the NEXT meeting agenda for discussion.

Yours faithfully,

Lisa Clements, Clerk to the Council

Agenda

- 1) **TO RECEIVE APOLOGIES**
- 2) **MEMBERS TO DECLARE ANY INTERESTS IN ITEMS ON THE AGENDA OR REQUEST DISPENSATIONS.**
- 3) **PUBLIC COMMENTS ON ITEMS ON THE AGENDA ONLY**
- 4) **TO RECEIVE AND APPROVE THE MINUTES OF THE 16TH FEBRUARY 2023 FULL COUNCIL MEETING**
- 5) **ANY MATTERS ARISING FROM PAST MINUTES NOT ON THE CURRENT AGENDA** (may include info on outcome of Meudon Planning Officer meeting & parish comments for submission; MMH office plans; Shute Hill lighting)
- 6) **TO CONSIDER PLANNING APPLICATIONS RECEIVED FROM CORNWALL COUNCIL BY DATE OF THIS MEETING**

Ref. No: PA22/11402 Meudon Hotel Maenporth Road Maenporth TR11 5HT
Full planning application comprising 10 no. holiday units (C3) (total 1,615 sqm GIA) following demolition of two units in the grounds of Hotel Meudon; guest amenity building comprising swimming pool, restaurant, gym and fitness suite (C1) (total 235 sqm GIA); cycle store, greenhouse, bat roost building and substation; demolition of existing staff accommodation block, Bream House, Meudon Cottage and other ancillary garden structures; comprehensive landscaping scheme including biodiversity enhancements and planting to northern field and northern slopes of existing garden; together with other necessary infrastructure.

Ref. No: PA23/01311 Penhale Maenporth Road Maenporth TR11 5HR
Erection of a front porch

PA23/01786 Fowlers Landing Budock Vean Lane Mawnan Smith TR11 5LQ
Works to trees under a tree preservation order (TPO) namely: T1 and T2: Beech -Crown Lift and Prune. T3: Sycamore - Reduce canopy by 2m. T4: Oak - remove lowest branch on north western stem. T5 - T8: Oak - Fell

- 7) **TO RECEIVE A LIST OF PLANNING DECISIONS MADE TO DATE BY CORNWALL COUNCIL – including any information in relation to the 2 Inspectorate Appeals (Penmorva PA22/00939 & The Old Boatyard PA21/07293)**
- 8) **TO RECEIVE ANY FURTHER INFORMATION ON THE PARISH CORONATION CELEBRATIONS IN MAY 2023**
- 9) **APPROVAL OF THE LIST OF PAYMENTS FOR MAR 2023 & TO RECEIVE FEB 2023 BANK STATEMENTS AND RECONCILIATIONS - includes notification of ongoing Trusts signatory issues**
- 10) **TO AGREED RESPONSES REQUIRED TO ANY CORRESPONDENCES not already made by clerk**
Please be aware that items listed under 'Correspondences' could be addressed as part of the relevant Agenda item given in the Associated Papers during the full council meeting.
- 11) **TO RECEIVE INFORMATION AND MAKE DECISIONS ON NOTED ENVIRONMENT ISSUES INCLUDING TRAFFIC, ROADS, FOOTPATHS AND CLIMATE CONSCIOUS MAWNAN.**
- 12) **REPORTS FROM OTHER GROUPS / INDIVIDUALS**
- 13) **REPORT FROM CORNWALL COUNCIL WARD MEMBER**
- 14) **TO RECEIVE INFORMATION ON CURRENT COUNCIL VACANCIES & POSITION OF NOMINEES FOR CO-OPTION**
- 15) **ITEMS FOR INCLUSION AT THE NEXT MEETING**
- 16) **MATTERS OF COMMUNITY CONCERN**
- 17) **DATE & TIME OF NEXT MEETING: 20th APRIL 2023 AT 7.30PM**

The clerk is completing End of Year accounts from 3rd April and is then off from 6th April to 12th for Easter. Please accept apologies for any delays in responses over this period.

Further information & associated papers for this agenda
can be found on the parish council website
www.mawnan.org.uk

ASSOCIATED PAPERS-

Item 4 - Draft minutes of previous meeting (also available on parish website)

Item 5 – meeting with Planning Officer due 14th March (Cllr Brooksbank, Whibley & Reid to attend & report back) on Hotel Meudon application before continuing under Item 7; notes on MMH new office discussions (new plans with amendments to be drafted, along with costing outline by Michael Hormann, architect) ; & responses to Shute Hill lighting survey undertaken by clerk following last meeting; coronation info from WI.

Item 7 – 3 planning applications for consideration – one the continuation of the deferred PA22/11402

Item 8 - Planning decision to date: Feb 23 to Mar 23

Items in red are summaries of conditions applied to applications, other than the conditions within 3 years & as to provided plans (Tree works are 2 years & to BS3998 standards)

Ref. No: PA22/10889 Huefield Helford Passage Mawnan Smith TR11 5LD

Extension and alterations to existing holiday flats to provide single family home.

Status: Approved with conditions (**full landscaping plan required before works begin**)

Ref. No: PA22/10629 9 Castle View Park Mawnan Smith TR11 5HB

Works to trees subject to a Tree Preservation Order. Works include the felling of one oak tree and tree works to two oak trees.

Status: Approved with conditions (**T1 minimal crown raising; T2 – pollarded; T3 replacement Oak within 1 year**)

Ref. No: PA22/10129 Masita Penwarne Road Mawnan Smith TR11 5PQ

Submission of details to discharge condition 3 in relation to decision notice PA21/12032 dated 03/03/2022.

Status: Discharged

Item 9 – ongoing Trust signatory issue. Cllr Moyle needs to sign forms as a matter of urgency, if not then the alternative measures will need to be taken. Clerk has new sets of forms at the meeting.

Payments for Mar 2023 & bank rec. for Feb 23

Voucher	Code	Supplier	VAT	Total
290	Land Registry Searches	land registry	0.00	9.00
291	Course/Conference fees	SLCC	12.00	72.00
292	Office Supplies	Hobbycraft	1.17	7.00
293	Toilet - Cleaning & Materials	KC Payne	0.00	300.00
294	Graveyard Resources (Books/Forms/Travel etc)	clerk	0.05	1.08
294	Clerks Salary (inc PAYE & NI)	clerk	0.00	1,106.36
295	Weeds	R Sanders	60.00	360.00
295	Grass Cutting	R Sanders	20.00	120.00
295	S19 - Carwinion Playing Field	R Sanders	33.00	198.00
295	S19 - Junior Playing Field	R Sanders	15.00	90.00
296	Toilets - Utility Charges	EDF energy	0.00	11.00
297	Clerks Pension Contribution	Nest Pensions	0.00	38.19
298	Parish Pension Contribution	Nest Pensions	0.00	83.54
299	S19 - Junior Playing Field	Junior Playing Field Trust	0.00	1,090.16
300	Clerks Salary (inc PAYE & NI)	HMRC	0.00	270.86
301	Parish NI contribution	HMRC	0.00	233.73
302	Telephone & Internet	PlusNet	5.40	32.40

Voucher	Code	Supplier	VAT	Total
303	Graveyard Maintenance/ Grounds	Robbie's Garden Services	0.00	433.35
304	Toilets - Utility Charges	WaterPlus	0.00	60.00
305	Course/Conference fees	CALC	6.00	36.00
306	Footpath Repairs	Roy Broad Haulage Ltd	37.49	224.92
307	Land Registry Searches	land registry	0.50	3.00
308	S19 - Carwinion Playing Field	Carwinion Playing Field Trust	0.00	1,800.04
309	S19 - Junior Playing Field	QVC UK	0.00	189.84
TOTAL FOR PAYMENT			£190.61	£6770.47

Item 10- Correspondences. If councillors wish to see any more information on individual items this will need to be requested from the clerk.

	Rec'd	Description	From	actions	Agenda
1	16.2.23	Request to cut brambles at Shute Hill Green Space	Resident	pending	11
2	17.2.23	Shute hill lighting – straw poll	Residents x 6	Clerk dealing	5
3	18.2.23 +	Planning meeting request Re:PA22/11402	M Ball, CC Planning	pending	6
4	21.2.23	Invitation to Fal Police office opening	PC E Record, D&C Police	For info	
5	21.2.23	Dissertation assistance request – fly tipping	Uni of Exeter student	Clerk dealt	
6	22.2.23	OUTGOING - Speedwatch issues – clarification in insurance/location	A Hernandez, P&CC		
7	23.2.23	Request to forward 3 rd party email about Hotel Meudon & access freehold (clerk awaiting Ok to pass on 3 rd party emails from hotel)	Resident	Pending...	6
8	23.2.23	OUTGOING – tree works report on works to trees under TPO @ maenporth	Resident	Clerk dealt	11
9	2.3.23	Request for email list of MMH user groups	H Finch, Cornwall hospice	Clerk dealt	
10	3.3.23	Constantine preschool – permission for Maenporth beach clean event	Leader	Clerk dealt	11
11	3.3.23	WI coronation weekend events update (+ CC coronation newsletter)	G Druce, WI	Pending	8
12	6.3.23	Inspector Appeal –PA21/07293	S Oram, CC Planning	pending	7
13	8.3.23	request for 2014 parish housing map for boundary dispute	New resident	Clerk dealt	

Explanation of actions:

Clerk dealt – clerk has replied/actioned necessary Full council – already on agenda investigation/discussion

for info - forwarded to all councillors; no specific response
Pending –may need further

Item 11 – speedwatch update from Cllr Bate.

Item 14 – 2 vacancies by co-option still open



9th February 2023

MINUTES OF THE MAWNAN PARISH COUNCIL MEETING HELD ON THURSDAY 16TH FEBRUARY 2023 AT 7.30PM, IN THE MAWNAN BOWLING CLUB

Present: Cllrs Brooksbank (Chair), Bate, Potter, Reid, Sadler, & Whibley

ALSO PRESENT: 31 members of the public

3712.23 TO RECEIVE APOLOGIES – Cllr Morris & Moyle

3713.23 MEMBERS TO DECLARE ANY INTERESTS IN ITEMS ON THE AGENDA OR REQUEST DISPENSATIONS – none noted

3714.23 PUBLIC COMMENTS ON ITEMS ON THE AGENDA ONLY – none noted

3731.23 TO RECEIVE AND APPROVE THE MINUTES OF THE 19TH JANUARY 2023 FULL COUNCIL MEETING

It was proposed by Cllr Whibley, seconded by Cllr Sadler and

RESOLVED that the minutes of the Parish Council meeting held on 19th January 2023 be approved and signed by the Chair

on a vote being taken the matter was approved unanimously

3732.23 ANY MATTERS ARISING FROM PAST MINUTES NOT ON THE CURRENT AGENDA

Cllr Brooksbank explained that he and Cllr Reid had met with the MMH buildings committee last week and had agreed terms and a lease duration of 99 years. The next meeting needed input from M Hormann with some redesign issues needed. The clerk was going to arrange this as soon as possible.

Penwarne Road – overgrowing hedge. The clerk had reported this issue and been told it was not a highways maintenance issue and would be monitored– but the hedge appeared to have been flailed (savagely) over the intervening weekend. The clerk had copied into Budock PC.

3733.23 TO RECEIVE INFORMATION ON CURRENT COUNCIL VACANCIES & POSITION OF NOMINEES FOR CO-OPTION

Cllr Brooksbank explained to the larger than normal audience that we were still short 2 councillors and that it would be helpful if they could consider taking up the roll, or asking anyone they might know if they were interested. Anyone with questions could contact the clerk for more info or come along to the next meeting in March.

3734.23 TO CONSIDER PLANNING APPLICATIONS RECEIVED FROM CORNWALL COUNCIL BY DATE OF THIS MEETING

Ref. No: PA22/11402 Meudon Hotel Maenporth Road Maenporth TR11 5HT

Cllr Brooksbank allowed the representative of the hotel's planning consultancy, Ben Read to start with a short summary of the changes and items noted in the public consultation before opening the floor to members of the public, with a final stage for parish councillors to raise any issues. The clerk had already been made aware that the public were asking about the possibility

of an extension on the due date for comments (officially 21st February) and had made a request for an extension on this that was pending consideration (the planning office being away at present)

Ben Reid (BR) – Black Box Planning

The expansion was necessary for the mid to long term viability of the hotel. Maintaining the current woodland and gardens is in itself costly and resource heavy.

This is a 2nd application, the first being refused on 3 points by Cornwall County: the effect on the AONB, Scale & SSSI mitigations and bat habitat impacts – these have all been addressed in the new application.

There is no dispute on the application in principle from Cornwall County – highways, drainage & noise requirements all being commented on as acceptable. How to address the perceived AONB impact still needs addressing if a balance is to be found. So far all of the buildings have come down to 2 storeys or less and a more traditional build style put forward for Bream house. A VIA from publicly accessible viewpoints shows that there will be little visual intrusion. A formal plan for the long term management of the valley woodland has /is being drafted as part of the overall business plan. A discussion on school usage of the new swimming pool has been favourable and the field would remain within the red line area with a condition giving it a period of 30year protection. The transfer of the freehold rights on the access path to the Trelawney Close Management group has been proffered. The reaction at the most recent public consultation showed a more positive reaction to the new plans than before but that the field still remained an issue.

T Damer then read a statement which is included in the appendix documents.

C Bradley

Still has concerns about level & provision of parking – not just for the new units and additional staff but for the potential users of the leisure club & bar as well as those making access to the SWCP through the field. Parking is already happening outside Meudon Farm – a hazard on the blind corner – and often extends to Nansidwell, a blight in the summer months.

R Bradley

Accepts there has been good work done on the changes but that no true substance has been achieved. & new units in an AONB are being proposed (3 being replacements) why is this even being given consideration? The Pool is acceptable – but will be noisy as it is almost on his boundary. Other Kingfisher Group developments have also tried starting out as holiday lets and then made the move to residential units – is this likely here?

Why is the field still included in the boundary line? Why is the BNG only including ½ of the valley – would the field be unnecessary if the whole valley was included?

N Gilmore

Does the BNG meet all regulations? The statement ‘it must be within the red-line’ is not true- Cornwall County have already had instances of using a blue line boundary (or even an offsite area) in dealing with similar applications. Why can another way of doing this biodiversity net gain not be found/used? Why not transfer the whole field into the same ownership as the hotel / the Trelawney Close Residents/ Parish Council.

Plots 9 & 10 –from Treworgan to Bream are much lower down and closer to the sea.

M Mercer

Application hinges on viability of the hotel model, which has changed from a family run hotel to profit led.

What is the hotel's definition of 'medium to long term' and is this why the field come in – it is to cover future development potential? Is saying the hotel would be 'see a decline in business' without the proposed extensions just a form of community blackmail?

Parking – there is no way a bus with visitors & staff would be used. How many guests arrive by anything other than car?

The current staff are amazing – especially whilst dealing with these applications and should be mentioned.

The presented landscape views are confusing – they show a single seascape which is out of context and completely inappropriate.

P Glover

Visual impact – if, as the planning agent says, it will be almost invisible from public viewpoints – what is the complaint?

What is the financial gain to the village exactly? (response – B Read: some things within this line are obviously commercially sensitive but definitely would benefit the local supply chain, local attractions and visitor spending in the immediate area.)

Employment opportunities – how much is open/available and long term? (B Read: 31 full time jobs – permanent not seasonal)

Light Pollution – how much and what mitigations are in the plans? (B Read: dark skies modelling had been done from a bat perspective – especially on plot 8. Sensitive hedge trimming and screening/fenestrations to go in to support measures already stated in the application)

Parking/ travel by public transport – this is unlikely for guests so what can be done. (B Read: the travel plan would have to be self-regulating to a degree but there might be the opportunity to feed into the local transport network capacity)

B Read – responses to above

Change from hotel model to holiday units is incorrect – they will be holiday units managed by the hotel, not individuals. Facilities are being created by funding from this change.

BNG – no reason for red-line inclusion the Environment Act is in progress but Cornwall Council have already implemented legislation to agree a 10% BNG clause. The field is within the application to protect it and prevent development. Cornwall Council already have stronger protections in position that those going through.

Trelawney access – a transfer of the freehold to give assurances of it not being commercially used had been discussed with the Trelawney Close management Group.

Cllr Whibley

Comments/reports already back from highways (referencing the visibility splay); the Police concerns about a permissive open path to non-residents and the inclusion of CCTV for both car & cycle parking; and a request for a Phase 1 contaminated land assessment report. Has any consideration been given to the additional foul water runoff not associated with the units but the overflow from the swimming pool & hot-tubs? The Trelawney Close sewer **WAS** definitely not up to capacity – the Environment Agency are pushing to 'up the game' on rainwater catchment planning so there are still sticking points with the application.

Cllr Sadler

History of abuse of the red line/ blue line boundary differences to exploit the parish and increase the scale of developments. He fully expects this application to gain outline consent at some stage.

Cllr Potter

The environmental balance in the building phase will have impacts on the valley – simply by the amount of landscaping and building works traffic needed. What protections will there be at the

early stages that would not necessarily be covered by any construction management plans? If the parking/traffic system has no capacity now what will it be like in 10 years? Is the clientel being targeted by the hotel the sort likely to use the limited public transport system in the area?

Cllr Brooksbank summarised what appears to be the main points still on the table:
 Objection to the scale & extend of the proposal – when taken as a whole and not just as relating to the number/scale of individual units there has been improvement but not enough. The replacement of 3 units is not objectionable but the 7 additional ones is.
 The red line / blue line boundary around the field and the BNG questions
 Parking – a full travel & transport plan is needed with long term prediction

He felt that the overall assumption is that our NDP support commercial business within the parish can be held but that the 'dwelling' potential of these holiday units errs on the side of an unacceptable housing development of 10 or more units and would not meet the criteria as 'small scale'.

Although a motion was tabled and seconded at this point before it was voted upon it was agreed that a meeting with the Planning Officer, Mark Ball, would be advantageous to discuss the conflicting information on the field. If this, or the extension to the comments deadline, was not possible then a separate vote would be taken and a new meeting.

Ref. No: PA23/00581 Gateacre Budock Vean Mawnan Smith TR11 5LJ

It was proposed by Cllr Whibley, seconded by Cllr Brooksbank &

RESOLVED that Mawnan Parish Council support this application but we would like assurances that the capacity of the current/ additional septic tanks are sufficient for the additional bedroom & services

on a vote being taken the matter was approved unanimously

Ref. No: PA23/00632 The Quillet Carlidnack Lane Mawnan Smith TR11 5HE

It was proposed by Cllr Brooksbank, seconded by Cllr Whibley &

RESOLVED that Mawnan Parish Council support this application but - in line with our NDP and the general parish feelings towards the 'dark skies' initiative within the area - we would like to avoid unnecessary light pollution and would ask that all efforts be taken to minimise the effects of any velux or ceiling lights.

on a vote being taken the matter was approved unanimously

Ref. No: PA23/00682 Tranquebar Budock Vean Lane Mawnan Smith TR11 5LH

It was proposed by Cllr Brooksbank, seconded by Cllr Whibley &

RESOLVED that Mawnan Parish Council will support this application based on the comments of the Tree Officer, in that a full plan of the proposed replacement trees needs to be provided.

on a vote being taken the matter was approved unanimously

Ref. No: PA23/00337 Passage Cove House Bar Road Helford Passage Hill TR11 5LE

It was proposed by Cllr Whibley, seconded by Cllr Sadler &

RESOLVED that Mawnan Parish Council are supportive of this application however we note the additional 'outward facing' light sources (the roof lantern) proposed and ask if - in line with our NDP and the general parish feelings towards the 'dark skies' initiative within the area - we would like to avoid unnecessary light pollution and would ask that all efforts be taken to minimise the effects of any velux or ceiling lights.

We would also like to ask that non reflective glass be used on any south/river facing

windows to prevent glare or reflection having an adverse effect on river/ coastal users.

on a vote being taken the matter was approved unanimously

- 3735.23 TO RECEIVE A LIST OF PLANNING DECISIONS MADE TO DATE BY CORNWALL COUNCIL**
6 received to date read and noted. An Inspectors Appeal for PA22/00939, Penmorva, Bar Road had been lodged and it was agreed that any additional comments would be drafted by Cllr Brooksbank & Whibley for circulation & submission by the deadline of 10th March.
- 3736.23 TO RECEIVE ANY FURTHER INFORMATION ON THE PARISH CORONATION CELEBRATIONS IN MAY 2023**
The clerk explained that she had sent a further communication to the 28 community groups she had on her mailing list asking if they were holding any events or would like to be involved in a larger organised event but had only had 4 responses, 3 of which were negative. The WI were intending to top & tail the weekend – starting with a school with a royal themed Dress-Up-Day event with a procession at the end of the school day to the Memorial Hall for a high tea. This may or may not include a children’s drawing competition (with prizes) or just a chance to have these posters/ drawing put up for display. A floral display (for the tables/ for auction) was also going to be arranged to coincide with the teas.
Sunday was being left as a blank day as it was nationally proposed to be the day set aside for community lunches but Monday was intended that the garden safari take place with sticker entry and a WI tea later in the afternoon for paying visitors.
They have suggested a wider village call to decorate with bunting, planters etc but that encouragement to take part and ‘get in the vider’ is still needed. Funding & help for printing programmes for the weekend events might be needed (from the clerk).
- 3737.23 PARISH TOILET UPGRADING WORKS - TO AGREE SPECIFICS FOR A SCHEDULE OF WORKS**
It was agreed that Cllr Brooksbank & Reid further liaise with the clerk to create a works specification from the job list they already have. The clerk was frustrated that works did not seem to be progressing and that information she had sent out appeared to be disregarded.
- 3738.23 TO RECEIVE RECOMMENDATIONS FROM THE OFFICE & FINANCE COMMITTEE RE: Annual reviews of Internal Financial Controls, Financial Risk Assessment & H&S update**
It was proposed by Cllr Sadler, seconded by Cllr Brooksbank and
RESOLVED that the annual reviews of Financial Controls & Risk Assessment be accepted – with Cllr Brooksbank becoming the named councillor to assist on in-year reviews

on a vote being taken the matter was approved unanimously
- 3739.23 APPROVAL OF THE LIST OF PAYMENTS FOR FEB 2023 & TO RECEIVE JAN 2023 BANK STATEMENTS AND RECONCILIATIONS**
It was proposed by Cllr Brooksbank, seconded by Cllr Whibley &
RESOLVED that accounts totalling £3943.63 Inc. VAT be approved for payment in February 2023 & duly signed

It was proposed by Cllr Sadler, seconded by Cllr Potter &
RESOLVED that the bank reconciliation presented totalling £105,272.34 (of which £32,763.84 is retained Solar Grant Fund) for the month of January 2023 be received & approved as a true record.

on a vote being taken both the matters were approved unanimously

3740.23 TO AGREED RESPONSES REQUIRED TO ANY CORRESPONDENCES not already made by clerk

These were read out with some matters being covered under other parts of the agenda. Cllr Potter noted that the NT had yet to spread the gravel that had been delivered to Durgan junction but the clerk said that this was delivered earlier than expected and resources weren't available.

3741.23 TO RECEIVE INFORMATION AND MAKE DECISIONS ON NOTED ENVIRONMENT ISSUES INCLUDING TRAFFIC, ROADS, FOOTPATHS AND CLIMATE CONSCIOUS MAWNAN. (inc Durgan traffic fundraising; speedwatch & speed signs)

Cllr Bate explained that speedwatch had stalled because suitable police insurances were not in place. However she was aware that there had been an impact from the sessions that had already taken place with resident receiving letters noting speeding infractions.

Cllr Potter had information from a canvas of the Durgan residents about fundraising to cover the £6500 costs for traffic order changes. It was thought that the National Trust might be willing to put something in if there was a more thought out plan of what was being expected/ requested on the table. Cllr Potter would look into writing something up to include maintaining public access rights.

Cllr Whibley noted footpath issues on Fine & Brave Lane, and thanked Cllr Sadler for removing dropping tree limbs. She was pleased that the path between Shute Hill & Carwinion was being looked at but felt that the recurring gully at Galamata Give needed to be passed onto the National Trust to see if they could remedy long term, rather than seasonally.

The WI also has their annual Green Hearts week in relation to tackling Climate Change – this year using recycled or reused hearts to form this display outside the Memorial Hall. She mentioned that actively lobbying of local and national MPs on climate change issues was something that this was encouraging.

Beach clean on 19th Feb at Bosveal carpark. Cllr Potter also said that he had spoken to the NT / Glendurgan about some kind of extra bin at Bosveal carpark as he way regularly picking up overnight rubbish there. It was felt by them that this would encourage overnight stays so an upping of the frequency of the litter picking schedule would be looked into instead.

3742.23 REPORTS FROM OTHER GROUPS / INDIVIDUALS

Cllr Whibley stated that the Cornwall Deal event at Falmouth Maritime Museum was not that well attended and info did not appear to have been widely spread about what happened next – she asked Cllr Bastin to clarify. He explained that this was not a referendum, nor would it lead to one, but was a consultation exercise with 'headlines' from each event going back to cabinet to make a decision, which then goes to Full Council. He know that this is not though of favourably by a number of sitting councillors as there is very little information on specifics – such as who could stand for mayor and who/what his advisory team would look like going forward.

She also reported on the last advisory meeting of the Helford Marine Conservation Group – water overflows, foul water management and outfalls being on the list of discussion points since an Environment Agency representative was present. 11th March sees the AGM from lunchtime in Gweek with M Slater from Cornwall Wildlife Trust the speaker.

3743.23 REPORT FROM CORNWALL COUNCIL WARD MEMBER

Cllr Whibley asked why the meetings were not taking place face to face – and if there was a chance for occasional ones to be held as they supplied a networking opportunity the online didn't. Cllr Bastin was to look into.

Cllr Bastin reported that session on Enforcement Training had been taking place with 2500 cases being reported in Cornwall each year. 40% of these a triaged out at the early stages. Cornwall

is one of the top 5 authorities for issuing enforcement notices in the UK last year, however the criteria for enforcement will be changing in 2024.

The Falmouth CNP area will remain the same in the upcoming shake-up. Strategic Area Plans are being discussed/ drafted.

3744.23 ITEMS FOR INCLUSION AT THE NEXT MEETING – Shute Hill green space

3745.23 MATTERS OF COMMUNITY CONCERN

A resident has asked about turning off the streetlights at Shute Hill once again. The clerk through she had sent something onto him form a recent County newsletter about Led changes and introduction of dimming ... but would verify.

3746.23 DATE & TIME OF NEXT MEETING: 16th MARCH 2023 AT 7.30PM

Meeting finished at 9.50pm

DRAFT

Item 12 - payments for Feb 2023 & bank rec. for Jan 22

Voucher	Code	Supplier	VAT	Total
274	Donations/ Grants	Helford River Gig Club	0.00	350.00
275	Donations/ Grants	Citizens Advice (Cornwall)	0.00	350.00
276	Subscriptions	ICO	0.00	35.00
277	Toilet - Cleaning & Materials	ebay	0.00	27.50
278	Office Supplies	SmartInks ltd	0.00	34.16
279	Toilet - Cleaning & Materials	KC Payne	0.00	300.00
280	Clerks Salary (inc PAYE & NI)	clerk	0.00	1,357.45
280	Office Supplies	clerk	0.00	5.00
280	Mileage & Parking	clerk	0.28	5.54
280	Graveyard Resources (Books/Forms/Travel etc)	clerk	0.06	1.08
281	Grass Cutting	R Sanders	20.00	120.00
281	S19 - Carwinion Playing Field	R Sanders	33.00	198.00
281	S19 - Junior Playing Field	R Sanders	15.00	90.00
282	Toilets - Utility Charges	EDF energy	0.00	11.00
283	Clerks Pension Contribution	Nest Pensions	0.00	50.59
284	Parish Pension Contribution	Nest Pensions	0.00	110.67
285	Telephone & Internet	PlusNet	6.69	40.12
286	Graveyard Maintenance/ Grounds	Robbie's Garden Services & Fencing	0.00	433.35
287	Toilets - Utility Charges	WaterPlus	0.00	60.43
288	Graveyard Resources (Books/Forms/Travel etc)	ebay	0.00	5.99
289	Postages	Royal Mail	0.00	7.75
TOTAL FOR PAYMENT			£75.03	£3943.63

Item 13- Correspondences. If councillors wish to see any more information on individual items this will need to be requested from the clerk.

	Rec'd	Description	From	actions	Agenda
1	25.1.23	Response to Penwarne/ No-Mans land tree encroachment report	Highways		14
2	26.1.23	Change of 30mph zone – Lowenna Fields	V Bidgood- Highways	pending	14
3	26.1.23	Police Area allocations info (following on from CNP mtg)	E Richmond – CC Localism	For info	
4	27.1.23	Response to Lowenna Pavement news x 6	Residents	Clerk dealt	14
5	1.2.23	County Deal meeting success – Luxulyan PC	C Wilson – clerk		5
6	2.2.23	Problem with HRMCG website – contact with clerk??	Resident/user	To D Thomson - chair	
7	2.2.23	OUTGOING - Architect contact for MMH/ new PC offices project	Clerk to M. Hormann	pending	5
8	2.2.23	OUTGOING – sea-changers Coastal Fund application	To grant funder	pending	10
9	4.2.23	Contract for new gardener at Budock Vean – history request	D Konik	To history group	
10	6.2.23	Solar Grants – annual notification	J Thompson- Greenation	Clerk dealt	12
11	6.2.23	OUTGOING – request for parish Coronation events info/assistance (3 responses to date)	Clerk to community group mailing list		9
12	6.2.23	Homeowner comment, Ridifarne PA22/10012	Homeowner	pending	8

13	8.2.23	Request to advertise- Hospice shop volunteers	H Finch, hospice SW	To website	
14	8.2.23	Notification of NT path resurfacing @ Carwinion Lane/ Shute Hill	C Watts – NT	Clerk dealt; To school as info	14

Explanation of actions:

Clerk dealt – clerk has replied/actioned necessary Full council – already on agenda investigation/discussion

for info - forwarded to all councillors; no specific response Pending –may need further

DRAFT

Comments by Terry Damer to Mawnan PC on 16 February, 2023

My name is Terry Damer, and as some of you know I was chair of the Mawnan Neighbourhood Development Plan (known as the NDP) from 2017 until it was approved and passed in a referendum last year following overwhelming support from the residents of Mawnan Parish. I speak from a basis of no previous planning experience, only what I have learned over those 6 years as it is relevant to the NDP. Rather than comment on the detail of the Meudon Hotel's current application, a job better left to another occasion or to submissions by me on Cornwall Council's planning portal, I wish instead to offer just a handful of general principles and hope I won't take up too much of your time. It's less than 2 sides of A4!

Firstly, and talking of time, the expiry date for "neighbour consultation" given by Cornwall Council on the planning portal is 21st February, which is next Tuesday. For an application supported by 108 documents, 11 of which were only added this Monday, it is simply ridiculous, and as I assume the Parish Council is meant also to respond by this date I would ask that you seek confirmation from Cornwall Council that the expiry date is extended so as to enable you, and the public, to properly assess this revised application by the owners of the Meudon Hotel to see if they have adequately addressed all the reasons for the refusal of the original application last September.

Secondly, and really just an observation: On the planning portal there appeared just a day after the application was validated, 2 comments in support of the application. I would like to point out, and record, that these comments were from people who failed to declare a commercial interest in the Meudon Hotel's business. Both are employees and/or directors of a company which supplies products to the Meudon, one being a 50% shareholder whilst someone else with the same surname holds the other 50%. We have learned, regrettably, that some politicians have been seen not to be entirely straight-forward, but it's sad to see this repeated at a local level. That these people in their comments should seek also to denigrate many of the residents of the Parish is, many of whom have roots here going back generations, and all of whom wish to preserve the integrity and beauty of this area for all to enjoy, residents and visitors alike, is in my mind an "own goal" against the Meudon.

Thirdly, I would ask the Parish Council when making its own response to this application to focus first and foremost on the policies contained within its own NDP - the NDP which was carried out by a dedicated steering group with the active support of many other volunteers from across the Parish on behalf of the Parish Council to which we regularly reported. To show how important this is I would refer the Parish Council to the recent refusal on 26 January by Cornwall Council to support a pre-application for a housing development on the Penwarne Road, and to save you the trouble of looking this up I can confirm that in addition to policies in the Cornwall Local Plan (CLP) which had relevance, it also listed 6 such policies in the NDP - 4 of which were finally included in the refusal to support the scheme as being in conflict with the pre-app due to it being contrary to these policies. Using the Parish Council's own NDP is a good place to start. This was also true of the earlier Meudon application which also quoted 2 of the NDP policies although at that stage the NDP had not been fully incorporated into the planning hierarchy - which it has now following the referendum - the exact legal phrasing is that the NDP "is made and is used as part of the development plan for Cornwall". That's pretty high level validation of the importance of our NDP and the value attached to it.

Fourthly, The Meudon has made great play of their assertion that Cornwall Council has only been concerned with the size of the proposed new residential dwellings and not their number, (incidentally the words 'residential', 'dwellings', 'houses', and variations thereof appear multiple

times in the planning officer's report that accompanied Cornwall Council's refusal last September of the original application), but I submit that this is a wrong interpretation from the Meudon's side. The planning officer's report says, on page 43 of 59 pages, "The scale and extent of development should be limited in AONBs, with development sensitively located and designed to avoid or minimise adverse impacts". Extent? I don't think they meant extent upwards! In their original pre-app response the Meudon was advised to consider reducing "the number of units".

I submit that when Cornwall Council refers to reducing the scale of a development they are not oily talking of height or footprint of individual elements, but the size of the development as a whole, geographically and by numbers also. The officer referred to "some of the units are more acceptable than others, but cumulatively they would change the character of the valley and are not considered to conserve the landscape and scenic beauty of the AONB". I accept that the Meudon's developers have made a big attempt to reduce the size of some of the most intrusive houses, whether or not one actually likes the new designs is another matter, and this is to be welcomed, but their refusal to see that the sheer number of new dwellings is an important relevant factor is of concern. The CPRE is pretty blunt: "The scale of this proposal is both excessive and out of character with Cornwall's natural environment. At a time when we are aware as never before, of the value of nature and that Cornwall's greatest assets are its natural assets, this bit-by-bit erosion by development is no longer appropriate". They are also pretty scathing about the assertion that economic viability is threatened without the development. I am too: How many of you would spend £3.5m on buying a business in the certain knowledge that it wasn't viable without a substantial real estate development? I'm not that daft - were they?

Fifthly, and finally you will be relieved to hear, specifically I consider plots 9 and 10 of the application to be totally unacceptable as being beyond the existing build-line of Bream House and extending the development into the open countryside which is contrary to Policy 1 of the NDP and to CLP policies, and indeed closer to the coastline, and that the overall scheme should be limited to replacing the existing built form with perhaps infill limited to perhaps two or so new dwellings.

In conclusion I would like you to consider the reasons for last year's refusal of the scheme, and ask yourselves whether enough has changed to allow you to support it now. **The proposed development fails to conserve and enhance the landscape character and natural beauty of the Cornwall Area of Outstanding Natural Beauty, which is a highly sensitive location; specifically the element of the proposal which seeks to introduce holiday units (specifically Plots 2, 4, 5, 6, 7, 8, 9 and 10) into this wooded valley garden to the detriment of the natural qualities of this tranquil setting, due to their scale, design, siting and their associated residential paraphernalia, access and parking, associated engineering works, and increased light pollution. The application therefore fails to meet the aims and intentions of Policies 2, 3, 12, 21, and 23 of the Cornwall Local Plan Strategic Policies 2010-2030, Policies 4 and 5 of the Mawnan Parish Neighbourhood Development Plan 2021-2030 (Referendum Version January 2022), advice contained within the Cornwall Design Guide 2021, and paragraphs 8, 126, 130, 131, 174, 176 and 185 of the National Planning Policy Framework 2021.**

Thank you for your time and attention.

Lisa Clements

From: Evelin Bane <Evelin.Bane@cornwall.gov.uk> on behalf of Streetlighting <streetlighting@cornwall.gov.uk>
Sent: 28 February 2023 08:41
To: Lisa Clements
Subject: RE: overnight streelights in Shute Hill, Mawnan Smith

Information Classification: CONTROLLED

Good Morning

The LED lights are being upgraded by areas, can't confirm when Mawnan will be scheduled. Cornwall Council are currently undertaking risk assessments to establish which highway lighting can be switched off based on specific criteria. The main areas of switch off initially will be housing estates and rural locations. Town/City centres will remain illuminated as will main roads. Implementation of part-night operation is planned for Spring 2023 and is likely to be phased as areas are risk assessed.

Kind Regards

Evelin Bane
ITC Administrator
Environment and Connectivity
Cornwall Council
Tel: 0300 1234 222
Email Address: streetlighting@cornwall.gov.uk

Western Group Centre
Radnor Road
Redruth
Cornwall
TR16 5EH

www.cornwall.gov.uk/transport-and-streets/street-works/

'Onen hag oll'



Please let us know if you need any particular assistance from us, such as facilities to help with mobility, vision or hearing, or information in a different format.

Please consider the environment. Do you really need to print this email?

From: Lisa Clements <clerk@mawnan.org.uk>
Sent: 20 February 2023 09:56
To: Streetlighting <streetlighting@cornwall.gov.uk>
Subject: overnight streelights in Shute Hill, Mawnan Smith

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Hi Folks

We noted in a recent Town and Parish Council Newsletter that streetlights are in the process of being upgraded to LED lights and that as a parish we can request that certain areas have them switched off overnight.

Mawnan has no streetlights, apart from those put in during the Shute Hill development in the 1970s ... when it seems they were mandatory despite requests to leave them out from the community.

We have a number of residents who say that they have regularly asked county to assess if they need to be on all night in such a completely rural area – each time they are told it is not an issue that they have a say on – contrary to what is happening in other areas locally.

We have had a request that the dozen or so streetlights in Shute Hill be turned off from 12pm to 5am if at all possible – and sooner rather than later. This is something that the parish council would support.

Can you let me know if have to wait for them to go to LEDs before a reduced timescale for the lights is actioned? If not, what do we need to do to get a shorted 'lighting up' period for our estate?

Many thanks

Lisa C

Mrs Lisa Clements (Clerk)
Mawnan Parish Council Offices
MS Electrical
The Square
Mawnan Smith
TR11 5EP

Email: clerk@mawnan.org.uk
Tel: 01326 251022

Office Hours: Monday, Wednesday & Thursday 9am to 2pm

www.mawnan.org.uk & www.mawnanparish.co.uk

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Personal data will only be held long enough to allow us to make reasonable responses (6 months) and then removed from our systems.

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23rd February 2023

Dear ,

We have had a request from a resident that we once again try to arrange for the streetlights on Shute Hill – the only full size ones in the village- to be switched off overnight. This happened to tie in with some information sent on from Cornwall County about street-lighting, which is summarised below:

Changes to street lighting

In a move to reduce carbon emissions, reduce light pollution and save on energy costs, some Cornwall Council streetlights are set to be turned off when the majority of residents are asleep between the hours of midnight and 5am.

*At the same time, the ongoing project to upgrade lights over the next three years will also see **55,000 streetlights replaced by new energy efficient LED fittings.***

Safety is at the forefront in any decision about switching off streetlights. Once the programme to roll out new LED bulbs reaches those areas where streetlights are kept on, the lights will be dimmed between midnight and 5am so there is lighting but light pollution is reduced. Until then, streetlights will remain on between midnight and 5am in places like: Traffic signal junctions, pedestrian crossings, subways, some roundabouts and junctions ; Parts of town centres still relatively busy during the night; roads where there is traffic calming & Entrances and exits to hospitals, police, ambulance and fire stations

Town and parish councils will be able to submit requests for areas where they want to see streetlights switched off or turned back on again.

Although I thought to get a straw poll from residents that I have email contacts for it appears that this is a divided issue and, given the limited number of residents, though it easier to contact every household directly. This way we can make an informed decision back to Cornwall Council on the wishes of the whole estate, not just a limited few.

Would it be at all possible for you to let the Parish Council know simply if you want the lights to:

Remain on all night

To be switched off between midnight & 5am

Be dimmed between midnight & 5am

If you could drop this information back to the parish offices (or into MS Electrical to pass on) it would be appreciated. I'm happy to take your answer by email if that's easier on the address below.

Yours sincerely

Lisa Clements

Clerk to Mawnan Parish Council

Address1	Address2	on	off	dimmed
1	Shute Hill			x
2	Shute Hill		x	
3	Shute Hill	x		
4	Shute Hill		x	
5	Shute Hill		x	
6	Shute Hill	x		
Dowren, 7	Shute Hill			x
8	Shute Hill		x	
9	Shute Hill		x	
10	Shute Hill			
11	Shute Hill			
Marcross, 12	Shute Hill		x	
13	Shute Hill	x		
14	Shute Hill			x
15	Shute Hill			x
16	Shute Hill			x
17	Shute Hill			x
18	Shute Hill		x	
19	Shute Hill		x	
20	Shute Hill		x	
21	Shute Hill			x
22	Shute Hill			
23	Shute Hill			
24	Shute Hill		x	
25	Shute Hill		x	
26	Shute Hill			
27	Shute Hill			x
28	Shute Hill			x
29	Shute Hill			x
30	Shute Hill			x
31	Shute Hill			
32	Shute Hill			x
33	Shute Hill			x
34	Shute Hill			
35	Shute Hill		x	
36	Shute Hill			
37	Shute Hill			x
38	Shute Hill			x
39	Shute Hill			x
40	Shute Hill	x		
41	Shute Hill		x	
42	Shute Hill			
43	Shute Hill		x	
44	Shute Hill			
45	Shute Hill			x
46	Shute Hill	x		
47	Shute Hill			
		5	14	17



March 2023

Since our original submission in February 2022 our Neighbourhood Development Plan (NDP) has gone through the final stages of ratification and was officially been 'MADE' by Cornwall Council in June 2022.

As such we would like to draw attention to the negative impact this development would have as it relates to:

- Policy 4: Design Principles - in that does not recognise or support the distinctive character of the immediate area, nor is it well integrated with the surrounding landscape and would have an obvious intrusion into the valued landscape of the Helford Passage area. Little consideration or attention seems to have been given to the Parish Design Guide document/appendix;
- Policy 5: Conserving & Enhancing Our Valued & Designated Landscapes & Seascapes – being well within the AONB this development would see a house out of context with its surroundings and position in the landscape. The increase of glazing by 12% would have a marked increase the reflections seen by the users of the Helford River and, as a knock-on, increase light pollution in what is a predominately dark-skies area.

As a parish council we received many comments from the local neighbours to this proposed development on the impact that the sheer massing and scale would have. This echoes comments received to support Policy 4 of our NDP where the overall community feeling was that safeguarding the character of the area (Mawnan Smith) is of paramount importance.

Worries about replacement dwellings which are out of context with the surrounding site led to the inclusion in our NDP of an expectation that (8.3.33) ..." it is expected that a replacement dwelling development should take up a similar footprint to the existing dwelling ... or demonstrate no increase in visual prominence. Proposed replacement dwellings should respect the proportion of the plot occupied by existing and neighbouring dwellings." Unfortunately this cannot be said of the current application.

