

**MINUTES of the MEETING of the ST BLAISE TOWN COUNCIL
Held at the ST BLAZEY COMMUNITY ROOMS, Station Road, St Blazey, on
Thursday 30th August 2018**

Present

Councillor J Anderson – Mayor
Councillor R Taylor – Deputy Mayor

Councillors

R Chamberlain, T Chapman, J Moore, T Nethercott, A Pearce & J Taylor.

In attendance: Town Clerk
Community Warden
Cornwall Councillor J Rowse
Inspector Ed Gard
Andrew Prendergast.

The Mayor welcomed the new Councillor Tamsin Chapman.

Before the meeting began Police Section Inspector Ed GARD spoke to the Council regarding the proposals to changes to St Blazey policing.

All Police staff will now be deployed over the entire St Austell Area which has actually been happening for 3-4 months. There has been a decrease in PCSO numbers however there may be an increase in beat officers and sergeants. The current staff are being withdrawn from St Blazey although there will still be officers based there when necessary.

Inspector Gard organised Safer St Austell/St Blazey walkabout on Wednesday 22nd August from 5-7pm in the area of The Burrows. The purpose was to provide awareness of how to report concerns of crime and disorder and also to provide reassurance on the work that is being done to address this within St Austell and the outlining areas. Councillors Nethercott and Rowse attended.

1808/01 **TO ACCEPT APOLOGIES FOR ABSENCE**

Apologies were received and accepted from St Blaise Town Councillors S Ford and K Simms. Cornwall Councillor Giles also sent her apologies.

1808/02 **MINUTES**

The Minutes of the meeting of 26th July 2018 were confirmed as being correct and later signed by the Chairperson.

1808/03 **DECLARATIONS OF INTEREST**

Councillor Chapman expressed an interest in Agenda Item 1808/12.

1808/04 **MATTERS ARISING**

1807/05 The Clerk has obtained the land registry documentation for the owners of the Post Office which shows that they have access over Piggy Alley which is contrary to information we received when taking over the lease of the land. The Warden is concerned about mud on the car wheels making the area slippery in winter so he will keep monitoring the area.

1806/11 Councillor Moore met with David Read regarding regarding adding the Travis Perkins site to Community Right to Bid. He said that for somewhere to be considered a community asset, it has to be shown that the community have used it in that way. Obviously, Travis Perkins has not been used in that way and therefore could not be regarded as a community asset.

1808/05 **COMMUNITY WARDEN'S REPORT**

Dave Pearce has cleared the footpath from Biscovey Road to Penny's Lane which had been blocked by overgrowth being disposed of by unknown culprits. He is up to date with the grass cutting at Doubletrees and has had many comments that the planting around the Town is looking better than ever.

1808/06 **A PRESENTATION REGARDING LED HOUSING**

Andrew Prendergast the Rural Housing Enabler from Cornwall Council told the council of various ways that Cornwall Council could support communities to deliver more affordable housing. Cornwall Homechoice have indicated that there is a significant unmet demand in St Blaise. There are currently 234 homes needed.

The average income figure in the UK is 23K however in Cornwall this figure is 17K and 34,000 people are in fuel poverty which is when their energy bills exceed 10% of their income. An affordable home qualifies if its sale price is between 40 – 60% of the market value and social rent is 40-50% of the open market rental value.

Cornwall Council is currently holding £5000,000 to be spent in St Blazey on affordable homes with another amount to come from the Carlyon Bay Development. Councillor Jenny Moore has found a local land owner who is keen to build affordable housing. Andrew Prendergast will look into ways to facilitate this.

1808/07 **CORNWALL COUNCILLOR PAULINE GILES**

Councillor Giles sent her apologies.

1808/08 **REPORT FROM CORNWALL COUNCILLOR JORDAN ROWSE**

A warm welcome to the two new town councillors, I very much look forward to working with you over the next few years.

After having a number of concerns raised with me in August again about anti-social behaviour (ASB) up at The Burrows Centre, I was pleased to welcome the Safer St Austell team to Biscovey last week to knock on doors in the area to talk about any

concerns residents may have. We knocked on the doors of the immediate neighbours to the Burrows, those living on Lamellyn Road and in Bal-Jinny Close. Safer St Austell is not just focused on St Austell, it also focuses on the wider St Austell area; from the clays to the bay. The visit to Biscovey was just their second pro-active evening out, so I was pleased to see that concerns in our area are being taken seriously. The team was made up of local PCSO's, Anti-Social Behaviour Officers, Cornwall Council Officers, staff from Addaction and local councillors, myself and Cllr Nethercott. I found the evening to be really helpful in understanding the situation surrounding the Burrows and there is lots for us to go away and explore. Once I have sat down with the team to have a de-brief, I will of course report back to you.

As you know, one of my biggest gripes is the Britannia Roundabout. After the previous sponsorship fell through, it is yet to be sponsored again, so it is being maintained by Cornwall Council. After raising concerns over the state of the roundabout and discovering that it had 'fell off the radar' I was pleased to get the roundabout added back on to the maintenance schedule.

The roundabout was again looking shabby this summer so I was pleased to see CORMAC out maintaining it earlier this month. It is looking much tidier, so I thank them for that, but I really would like to see something done with the roundabout. It's tidy at the minute, but it's a blank canvass.

As I have said previously, It is the first thing you see as you enter St Blazey from St Austell, and the last thing you see before you enter St Austell from St Blazey. The roundabout sees thousands of vehicles each day, so I am passionate about doing something with it and I think it would be a good opportunity for the Town Council.

During the busy summer season I was pleased to get Cornwall Council to place a flashing advisory '40mph' speed sign on Lodge Hill (A390) for two weeks. I had a number of concerns raised with me about the speed in the area so I was pleased to arrange this. I would therefore ask the Town Council to consider finding the funds to put such a sign in place as the trial proved to be a success.

I was pleased to take part in a litter pick at St Andrews Pond today with Friends of St Andrews Pond and I couldn't believe how much litter we found 10 black bags full. What an asset the pond is for the PL24 community and it's great to see the group 'Friends of St Andrews Pond' really taking off.

Now that summer is over I will be reviving councillor surgeries on the first Saturday of the month. My next one is this Saturday 1st September at Par Library between 10:30 – 11:30. If anyone wants to pop in for a chat, or wants to raise any issues or concerns, then please do pop in and see me.

1808/09 **IMPLECATIONS OF LOCALISM AND CORNWALL COUNCIL CUTS**

This item was deferred to September.

1808/10 **ST BLAZEY TOILET HYGIENE SERVICES**

Wallgate are the suppliers of our washroom services at St Blazey Public Toilets, they are unable to continue servicing and repairing the current Hand Wash Dryers as they are 25 years old and can no longer procure the parts.

The Clerk and the Warden met with their sales manager who quoted for two different machines with their casing and installation priced at £6125.76 and £5792.86 and a third machine at a price of £3257.54 without casing.

Councillor Jenny Taylor proposed that we purchase the suppliers recommendation of the quote for £5792.86, Councillor Nethercott seconded the proposal, all the Councillors agreed and so it was RESOLVED.

1808/11 **MAINTENANCE OF THE BRITANNIA ROUNDABOUT**

This item was deferred to October.

Councillor Moore left the meeting.

Councillor Chapman left the room.

1808/12 **TO CONSIDER DONATION REQUESTS**

Merlin MS have asked for a donation towards their community transport costs. Councillor Nethercott proposed a donation of £200, Councillor J Taylor seconded the proposal, all the other Councillors were in favour and so it was RESOLVED.

Victim Support have asked for a donation towards their running costs. Councillor T Nethercott proposed a donation of £200, Councillor J Taylor seconded the proposal, all the other Councillors were in favour and so it was RESOLVED.

Councillor Chapman returned to the room.

1808/13 **TO CONSIDER HELP FOR ST PETROCS SOCIETY**

The Clerk asked the Councillors if they would like to send a quiz team to the Quiz Night on November 2nd, unfortunately not enough members are available. Councillor R Taylor proposed that a donation of £50 be given as this would have been the cost of entering a team. Councillor Nethercott seconded the proposal, all the other Councillors were in favour and so it was RESOLVED.

Councillor Chamberlain asked that the Clerk investigate whether Alexander Hall could be used as an outreach centre in case of severe weather.

1808/14 **PROJECT LIST**

New Community Centre/Burrows Centre –

The Clerk has received the quote from Matt Dixon from Huer construction as below.

Part 1

One initial site meeting to determine full specifications of the build including electrical & mechanical details, interior finishes etc. with the aim of removing provisional sums wherever possible. Liaison with Western Power & South West Water to determine best approach to the provision of new services to the extension. Compiling full tender documentation including architect's drawings package, detailed specifications & writing a clarification of works & contract particulars appendix to be issued to the potential contractors. Obtaining three quotes & attending one council meeting to open & examine quotes. Follow up discussions & correspondence with one preferred contractor to confirm fixed price quotation. Preparation, completion & execution of contract documents to enable works to start on site.

(The following cost assumes that no additional engineer's or architect's drawings are required.)

Total Cost: £1150.00

Part 2. Project management through building phase:

Full supervision of the building project starting from the conclusion of the pre-contract & tender works above including contract administration works.

Examination, approval & certification of monthly applications for payment by the contractor

Answering of technical questions raised by the contractor on site

Supervision of quality of workmanship & compliance with regulations

Supervision of compliance with CDM regulations & Health & Safety on site

Preparation of snagging lists on completion of works

Final checking and approval of building manual documentation on completion of works

Issuance of completion certificate

Scheduling of remedial works following retention period.

Total Cost: 10% of the contract value

Councillor Roy Taylor proposed that we accept the quotation for Part 1 and make the decision on part 2 after quotes have been received. Councillor Chamberlain seconded the proposal. All the Councillors agreed and so it was **RESOLVED**

Neighbourhood Planning –

Councillor Jenny Moore left a statement reporting that the government had pushed through the revisions to the National Planning Policy Framework before it went into summer recess and so far, no summary of these revisions has been made available. By writing an NP, it has the added complication that it may be subject to amendment simply because no details of the relevant revisions have been distributed.

Councillor Moore has been able to have a couple of useful meetings, one of which emphasised that a Neighbourhood Plan certainly does have weight, but it is not the magic bullet that resolves all issues in a neighbourhood. There may be a need to manage the expectations of the community when the draft plan is put before them for consideration. Notwithstanding, this is still a really important document.

There are very serious issues in relation to Crantock. Crantock's NP has been accepted, and in their NP they had made it clear how they wanted development to proceed. As a result, they rejected a planning application which did not respect their plan. Despite this, Cornwall Council have decided to allow the planning application.

This would seem to go against the whole purpose of an NP, and is very depressing. If CC don't respect NPs, which are thoroughly scrutinized before being accepted and should follow CC's Local Plan, then it would seem NPs are pointless exercises. CC of course deny this. This is doubly worrying for St Blazey, as even before this, I was getting the feeling that St Blazey could have everyone else's developments foisted on it (Par and Tywardreath, Fowey, St Austell). This means the housing policy is going to require very careful wording. If anyone thinks they can help on this, feel free to come forward, but this is not going to be easy.

King Edward Gardens – The Clerk is still awaiting confirmation of the devolution, she emailed the Community Link officer last week and has not yet received a reply. Our original proposal form was sent 13th December 2013 and the terms of transfer were agreed 15th January 2017, the details have been with our solicitors since March 2017 and Lisa Robison 18th April 2017.

1808/15 **TOWN CLERKS REPORT**

The Clerk has sent Jenny Taylor's proposals for Old Roselyon Road to Highways. The bollard that was knocked down in Station Road will not be replaced.

1808/16 **PLANNING MATTERS**

There has been two planning applications received and it was RESOLVED to not object to either of them.

PA18/07033	Application for works to pollarded Sycamore covered by a TPO namely to remove limb. Chy-an-Rosen 2 Boundary Gardens St Blazey
PA18/07562	New Dwelling Moorshill House 73 Rose Hill St Blazey
Results Received	
PA18/05980	Demolition of garage and construction of new double garage. 45 Rose Hill St Blazey APPROVED
PA18/06114	Construction of two storey extension. Form an external front porch at the North elevation along with a sun lounge at the rear (south). Enlargement of the parking area and associated works. 54 Manor View St Blazey APPROVED

PA18/06221 Certificate of lawfulness for existing parking spaces constructed in accordance with decision PA15/05659 dated 11.9.2015 for extension to the Burrows Community Centre and additional parking spaces.
The Burrows Centre
Lamellyn Road
St Blazey
GRANTED

PA18/07033 Application for works to pollarded Sycamore covered by a TPO namely to remove limb.
Chy-an-Rosen
2 Boundary Gardens
St Blazey
APPROVED

1808/17 **ALEXANDER HALL**

Alexander Hall has been having problems with the alarm. The battery has now been replaced.

1808/18 **ST BLAZEY COMMUNITY ROOMS**

The Clerk was given permission to purchase mobile Wi-Fi.

1808/19 **ACCOUNTS**

Payments Received

Hall Bookings	1,024.00
Interest	1.94
High Deposit Int	392.70
C/R room hire	18.00
Burrows	8,000.00

Expenditure

Clerks Wage	1431.90
Wardens Wage	612.34
Broadband	27.50
UK Fuels	63.31
Insurance	183.27
HMRC	661.17
CC (pen)	545.74
PKF (ex Audit)	480.00
PRS	173.90
CIS	218.64
Wallgate	392.00
RAC	238.03
ICO	35.00
Wardens Phone	20.00
<u>AH</u>	
Bus Rates	442.00
Cleaners Wage	52.62
Chubb (parts)	13.57
EDF (Elec)	21.00

SWW	122.00
EDF (Gas)	72.00
Cleaning Mats	6.00
<u>PC</u>	
Cornwall Council	53.00
Locking	31.00
EDF	9.00
SWW	134.65
<u>Community Rooms</u>	
Cornwall Council	117.00
EDF	120.00

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9,436.64	6,276.64

All the Councillors RESOLVED to accept the accounts submitted.

1808/20 **TOWN BUSINESS**

Councillor Pearce reported overgrowth at the top of Middleway. The Clerk will forward her concerns to Highways.

Councillor Jenny Taylor asked if the Council could write to First Bus about their poor service, the Clerk was instructed to do so.

1808/21 **DATE AND TIME OF NEXT MEETING**

The next meeting will be on 27th September 2018 at 7.30 pm.

There being no further business, the meeting closed at 9.35 pm.