

**St Mabyn Parish Council**  
**Minutes of the Meeting of St Mabyn Parish Council held in St Mabyn Peace Memorial Hall, St Mabyn,**  
**on Tuesday 3<sup>rd</sup> May 2022 commencing at 7.23pm.**

**Present:** Cllrs: M Grigg (Chairman), G Smith (Vice Chairman), Mrs C Daniels, Mrs C Bray, R Martin, J Bellringer  
A Finnamore, G Martin and D Masters.

**In Attendance:** Mrs L Coles, Parish Clerk, Cllr R Moorcroft, Cornwall Councillor  
There were three members of the public present

Item No	Cllr G Smith, Vice Chairman, took the meeting in the absence of the Chairman.	Action By
1	<p><b>Apologies.</b>  Apologies were received from Cllr R Chadwick.</p>	
2	<p><b>Declarations of Interest</b>  a) <b>Agenda Items.</b> None declared.  b) <b>Gifts.</b> None declared.</p>	
3	<p><b>Consideration of written requests for dispensation.</b> None received.</p>	
4	<p><b>Unitary Councillor's Report.</b>  Cllr Moorcroft congratulated Cllr Grigg on being re-elected as Chairman of the Parish Council.  Community Chest funding is available again.  Cllr Moorcroft had met with the Clerk, Parish Councillors and the Planning Officer at Tredethy to discuss the planning application. One item was raised about the Phosphate Calculator. This application is extant and will not require a phosphates calculation.  Last week Cllr Moorcroft and Cllr Masters trimmed back the overgrowing hedge in Chapel Lane.  There have been complaints from the residents of The Crescent about loud music coming from the Chapelfield site. Cllr Moorcroft will be taking this to the Project Manager and will be going to the Environment Agency and the Police if the noise abuse continues.  There has been dog fouling on the footpath by the school and Cllr Moorcroft will arrange for the Dog warden to visit if he is told of the optimum times for catching offenders.  Cllr Smith asked for an update on the repairs to Helland Bridge but there is none at the present time.  Cllr Moorcroft has complained to Cornwall Housing about the manhole cover in The Crescent and this has been referred to Cormac.</p>	
5	<p><b>Public Participation.</b>  Member of the public spoke about The Walled Garden development at Tredethy. Eleven units may have extant permission but they can never be developed because the drainage across the field has expired.  Another member of the public said that due to the recent successful use of the defibrillator it is possible to have another one free. It is agreed that the Community Shop would be the best location and Cllr Masters said that the shop would be delighted to host a defibrillator. A cabinet to house the defibrillator would be required and the Clerk will look at costs for this. The Clerk will contact Duchy Defibrillators to discuss further.</p>	Clerk

6	<b>Response to Public Participation. Covered.</b>	
7	<p><b>Planning</b></p> <p><b>a) Planning applications received before the agenda was finalised:</b></p> <p><b>PA22/03046</b> The Walled Garden, Tredethy, Hellandbridge, Bodmin. Demolition of existing partial garden wall and reconstruction approximately 2m northward, formation of temporary construction access in western hedge (to be reinstated on completion), formation of refuse collection area, location of foul drainage plant and soakaway in south west corner of site and amendment to south gable of Units 2 and 10 arising from not constructing Units 1 and 11. Cllr Daniels led the discussion on this item. There is extant permission for 11 units but these cannot be built because the sewerage was going to be discharged on Tredethy House land for which there is no permission. However, this application stated that the wall and the arch had to remain at all costs. If the applicant now only wants to build nine units a new planning application will have to be submitted. However, it is felt that the developer will proceed with the extant permission for 11 but only deliver 9, effectively achieving a desired outcome without having to submit further plans.</p> <p>In the terms of the 2008 permission it was stated that the wall should remain and the residents would like to see this upheld and the wall to stay in its original position. The Historic Officer's report has changed since 2008 but the wall has not. There are concerns that the Environment Agency are not getting involved. The drainage and sewerage system are sited by the boundary wall and if it overflows the sewage will go straight into the nearby land drain and flow into the River Camel, where protected eels reside. The developer is proposing to take out the Cornish hedge to allow access but the Historic Officer has said that the wall itself must remain untouched.</p> <p><b>Refusal of the application was proposed by Cllr Smith, seconded by Cllr G Martin with all in favour.</b> Cllr Daniels did not vote to avoid a conflict as she is a neighbour to the property. It was <b>RESOLVED to refuse the application</b> and the Clerk will write and state that the Parish Council does not accept the Cornwall Council advice on the Phosphate Calculator and also write to the Environment Agency and Natural England to see if they want to conduct a judicial review on the phosphates.</p> <p><b>b) Planning applications received after the agenda was published:</b></p> <p><b>PA22/03898</b>, Chapelfield, Chapel Lane, St Mabyn Bodmin. Variation of Condition 3 of Application No. PA16/00181, dated 11<sup>th</sup> April 2017 (Residential Development of 14 dwellings with associated works).</p> <p><b>PA22/03899</b>, Chapelfield, Chapel Lane, St Mabyn Bodmin. Variation of Condition 5 of Application No. PA17/06588, dated 24<sup>th</sup> September 2019 (Proposed residential development of 13 dwellings (Affordable and Open Market dwellings)).</p> <p>Following discussion in which it is felt that the sewerage works is not adequate to deal with the waste from the above sites. Cllr Smith asked if the Environment Agency has accepted the scheme. There are no comments on the Planning Portal from SWW. Cllr Smith recommended lodging a holding comment because the Parish Council would like more information on the adequacy of the sewage system. It is noted that Greenwix Parc discharges into the River Allen and then into the River Camel. It was <b>RESOLVED</b> that the PC will object until further information is received, <b>proposed by Cllr Smith, seconded by Cllr Masters with all in favour.</b></p> <p><b>c) Planning decisions notified by Cornwall Council:</b> None.</p> <p><b>d) Other Planning Matters.</b> It was brought to the attention of the Council that a large barn at Helland Barton Farm has been erected contrary to the plans for the development. Although it is not in St Mabyn Parish, the Clerk will write to the Planning</p>	<p>Clerk</p> <p>Clerk</p>

	Officer for information. It is situated in an Area of Great Landscape Value and is right on top of a hill. There is also some dispute over its use. Clerk to write to Enforcement	<b>Clerk</b>
<b>8</b>	<b>Minutes from the Meeting held on Tuesday 5<sup>th</sup> April 2022.</b> It was <b>RESOLVED</b> that the Minutes of the meeting held on Tuesday 5 <sup>th</sup> April 2022 are a true record of that meeting, <b>proposed by Cllr Smith, seconded by Cllr C Daniels with all who had been present at that meeting in favour.</b>	
<b>9</b>	<b>Matters Arising from the above Minutes.</b> No matters brought forward.	
<b>10</b>	<b>King George V Playing Field.</b> Cllr Daniels asked if R Bray had started on the repair of the Multi-Tower. Cllr Daniels said that there should be twice monthly play equipment inspections. The Clerk will provide a schedule for completion and the rota will be decided at the next meeting. This month Cllr Daniels and Cllr Bray will carry out the inspections. It was <b>RESOLVED</b> that the Clerk will purchase a new tyre swing, complete with chains, <b>proposed by Cllr Daniels, seconded by Cllr Bray with all in favour.</b> Cllr Grigg said that the Community Group would like to put up a granite sign for the Jubilee Tree. This was <b>RESOLVED, proposed by Cllr Masters, seconded by Cllr R Martin with all in favour.</b> The Clerk will contact.	<b>Clerk</b>  <b>Clerk</b>  <b>Clerk</b>
<b>11</b>	<b>Cemetery.</b> The bench seat has been ordered. The Clerk has written to the Diocese regarding the piece of wasteland behind the broken fencing and a meeting will take place on site to discuss.	<b>Clerk</b>
<b>12</b>	<b>Footpaths.</b> Nothing to report.	
<b>13</b>	<b>Highway Matters.</b> The Clerk had reported various issues to Highways and reported the responses. Cllr Masters said about the speed of vehicles in Station Road. Cllr Moorcroft will ask Oliver Jones, Highways, for suggestions but will ask for speed detection measures to be put in place to capture data. The Clerk will ask Oliver Jones about a dropped kerb for the bus stop and also Disability Cornwall.	<b>RM</b>  <b>Clerk</b>
<b>14</b>	<b>Queen's Platinum Jubilee.</b> Cllr Bray said that from May 10 <sup>th</sup> burnable items could be taken up to the farm for the beacon. The Jubilee coins have been received and a method of distributing them needs to be decided.	
<b>15</b>	<b>Hearing Loop.</b> Deferred to the next meeting	<b>Clerk</b>
<b>16</b>	<b>Car Park.</b> Cllr Chadwick is arranging collection of the scalplings.	<b>RC</b>
<b>17</b>	<b>Correspondence</b> a) Police Report. (Circulated). <b>Noted</b> b) Cllr Masters has purchased some directional signs for the defibrillator.	
<b>18</b>	<b>Finance</b> a) <b>Payments.</b> It was <b>RESOLVED</b> to make the payments for March <b>proposed by Cllr Daniels, seconded by Cllr Bray with all in favour of the following:</b> Online – L Coles, Clerk's April salary, office and expenses Online – HMRC, Clerk's April PAYE	

	<p>Online – B McNary, April toilet and bus shelter cleaning, and materials - £250.00          Online – WesternWeb Ltd, addition of cemetery page to website - £54.00          Online – Insignia Ltd (L Coles) Jubilee commemorative coins - £345.60          Direct Debit – ICO annual renewal of data protection fee - £35.00          Direct Debit – Unity Trust bank, quarterly bank charge - £18.00  <b>RECEIPTS</b> – Bank Interest - £16.55  <b>b) Bank Reconciliation.</b> It was <b>RESOLVED</b> to approve the bank reconciliation for April, <b>proposed by Cllr R Martin seconded by Cllr Finnamore with all in favour.</b></p>	
<b>19</b>	<p><b>Any Other Business</b>          Cllr Bray will scatter the jubilee seeds on the bank of the car park.</p>	
<b>20</b>	<p><b>Items for the next agenda.</b></p> <ul style="list-style-type: none"> <li>• Rota for checking play equipment – King George V Playing Field</li> </ul>	<b>Clerk</b>
<b>21</b>	<p><b>Date of next meeting.</b>          The next meeting of St Mabyn Parish Council will be held on Tuesday 7<sup>th</sup> June at 7.30pm in the Peace Memorial Hall, St Mabyn.</p>	

There being no further business to transact the Chair closed the meeting closed at 8.55pm.

Signed.....Chairman. Date.....

A copy of these Minutes and those of previous meetings of the Parish Council can be viewed on the Parish Council Website: [www.stmabynparishcouncil.gov.uk](http://www.stmabynparishcouncil.gov.uk)