

Ponsanooth Parish Council

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Parish Meeting Minutes 12th December 2022

Ponsanooth Parish Council held a meeting of the Council at Ponsanooth Hall, on 12th December 2022, 7pm and there were Present: Chairman Cllr M Ferris, Cllr D Willcocks, Cllr C Daly, Cllr D Udy, Cllr M Beckett, Cllr L Jackson, Cllr I Robson, Cllr S Carlyon, Cornwall Cllr P Williams, Clerk Mary Gosling.

Action

308/22	The Chairman welcomed everyone to the meeting and confirmed that the free tree from the forest has been received and is ready to be planted at the Treluswell site. In the meantime a pot is needed for the Tree.	
309/22	Apologies were received from Cllr H Davies	
310/22	Declarations of interest – Clerk and Cllr D Willcocks, under item 22 Planning application PA21/04825 Penvose student village.	
311/22	The minutes of the meeting held on the 12 th December 2022 we signed as a true and correct record by the Chairman Cllr M Ferris. Proposed Cllr D Willcocks, seconded Cllr C Daly.	
312/22	<p>Planning application PA22/08613 Viaduct works Ponsanooth. The Parish Council's NDP Group are aware of development proposals at this site and it was therefore somewhat disappointing to learn an application has been submitted without any recent discussion, our previous contact was approximately two years ago.</p> <p>Members were pleased to see that the general gist of the proposals follow what were discussed. The NDP Group are intending to support the sustainable redevelopment of this site in its emerging NDP, subject to securing adequate sustainable transport mitigation. The Parish Council is generally supportive of the development however issues raised are the following.</p> <p>Connectivity -The site is relatively well connected by car to Ponsanooth and the A39 however it is poorly connected by walking, cycling or public transport means, occupying an industrial location in the valley bottom outside Ponsanooth. When the NDP Group met the landowners on site we raised this issue and explained that the Parish Council are looking to develop a multi use trail extending along the Kennall Valley linking the A39 and Ponsanooth away from the road network and crucially the very steep section of road at Frog Hill between Ponsanooth and the Viaduct (the applicant's transport statement considers footway links to be 'good' on Frog Hill but we refute this) We discussed the possibility of the applicants providing a modest footbridge across the Kennall that would connect this site to our emerging trail on the opposite side. Further, it was also requested that the Viaduct site offer opportunities for pedestrians to access the trail through the Viaduct, so that walkers can get from Ponsanooth to the A39 using the footbridge as a key access link. The landowners (applicants) verbally supported this idea and also recognised the benefits of employees and visitors arriving by foot along the river valley. We therefore request that the applicants follow through on this and give a commitment to financially supporting a footbridge (at a point to be determined recognised the trail has not been confirmed on the opposite side). This would remove our concern that without this opportunity the development would become a car and lorry based development at the detriment of anyone without a car who has to struggle to walk up Frog Hill. We believe this solution</p>	

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	<p>accords with Government policy that encourages opportunities to pursue walking, cycling and public transport and would help make the site more connected and sustainable.</p> <p>On other transport related issues, it was suggested whether it may be appropriate for there to be signage provided on site to encourage lorries to use left turns only out of the site given the narrowness of Frog Hill, and whether the developer should meet the costs of setting a speed limit of 40mph on Frog Hill, however it is appreciated these are issues which your highway officers will consider and advise upon.</p> <p>Sewerage -The site lies adjacent to the Sewage Treatment Works and it is requested that all foul drains are connected to those Works rather than a package treatment system</p> <p>Trees/River considerations -The Parish Council raised the issue of proximity to trees and the River KEnnall and requested that all existing trees be safeguarded from harm during redevelopment works, and that consideration be given to protecting the river bank from development.</p> <p>Safeguarding existing businesses and supporting relocated business from the Lower Treluswell site</p> <p>It is requested that legal obligations be secured that would safeguard the transfer of the businesses from their Lower Treluswell site to this site as part of that redevelopment. It was also stated that there are some very important businesses already occupying the Viaduct site, which provide a valuable community service to Ponsanooth, notably the brewery and food businesses, and it was requested that these businesses be safeguarded through this redevelopment opportunity. The Parish Council recognises that this planning application represents a valuable opportunity to remediate and improve a semi derelict site and wishes to support that endeavour however we also request that consideration be given to the above issues in particular the financial contribution to a footbridge and safeguarding pedestrian access to the footbridge for walkers travelling from Ponsanooth to the A39. Members are happy to meet the applicants and/or case officer to discuss any aspects of these requests further.</p>	
313/22	<p>PA22/07569 was considered by my Parish Council and the Neighbourhood Development Plan Steering Group. Members raised an objection to the proposal as it currently stands on design and heritage impact grounds. The concerns raised regarding the dilution of the qualities of this historic building (recognising the building has been modified, in places, since its original use), the NDP Group of the Parish Council commissioned expert analysis from its heritage consultant, and their comments have been sent to planning. The Parish Council supports these findings in full.</p> <p>In raising this objection, the Parish Council wishes to emphasise that it does encourage the reuse of former historic buildings to future sustainable uses, and on that basis would support the principle of what is being sought, however this does not come at any cost and it is felt the designs currently proposed are inadequate. The importance of this building in the historic core of Ponsanooth needs to be duly recognised.</p> <p>The Parish Council would like to discuss the project with the applicant to bring about a better design and also one which secures community benefit. The Council note that this scheme lies adjacent to another scheme which is also under consideration and where the applicant is the same. The Parish Council would like to meet with the applicants to discuss how both schemes can secure improved public access across the general area of land as part of our proposals to improve public access to the Velley.</p>	

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314/22	<p>The following policies were reviewed and adopted.</p> <ul style="list-style-type: none"> a. Health and Safety Policy b. Grievance Procedure c. Dignity at work policy d. Lone Working Policy e. Sickness and Absence Policy <p>Action: for a sickness cover procedure to be approved at the February Finance Committee Meeting.</p>	MG
315/22	<p>Report from Cllr Peter Williams</p> <ul style="list-style-type: none"> • Falmouth Town Council have a sponsor for roundabouts and Ponsanooth Parish Council has been offered the same sponsor in exchange for the company having a sign on the roundabout. Cllr Daly proposed to accept the offer and Cllr Ferris seconded. All agreed. The Clerk to email Falmouth Town Council to accept. • Cornwall Council to refill salt bins at no cost due to the unexpected weather. • New batteries have been installed on the speed camera. It was resolved to purchase a set and a charger to enable recharge at the cost of around £100. Cllr Williams to organise a proforma invoice to be sent to the Clerk. • Requested to use the plainings donated to the Parish two years ago to resurface Commons Lane as the lane has become perished. • The Christmas tree has been delivered to Trevonnen Road. 	<p>PW MG</p> <p>PW</p>
316/22	<p>It was resolved to improve Commons Lane with a three-phase approach using the Solar Panel fund for costs.</p> <ol style="list-style-type: none"> 1. Publicise then complete an imminent repair consisting of a scrape and resurface ensuring any cobbles that are uncovered are protected 2. Contact the land registry to trigger a statutory declaration to take on ownership of the lane officially. 3. Gather cost information for improving the stile and footpath at the end of Commons Lane. 	MG
317/22	<p>It was resolved to accept the following recommendations from the Finance committee</p> <ul style="list-style-type: none"> • the final budget proposal for 2023-24 for £49,181.00 • the Precept amount for 2023-24 at £48,981.00 • accept the review of Risk Register and management Policy 	
318/22	<p>The finance report was received which included the bank reconciliation for November 2022 and the payment schedule for December 2022. Proposed Cllr M Ferris, seconded Cllr D Willcocks. All Agreed.</p>	
319/22	<p>Following a report on the Local Council Awards, it was resolved to apply for Foundation award status for Ponsanooth Parish Council.</p>	MG
320/22	<p>The Clerk reported on the GDPR training completed and confirmed that an audit report would be produced for Feb 2023.</p>	MG
321/22	<p>It was resolved for the Clerk to complete VAT training with SLCC and disseminate this</p>	MG

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	information following the training.	
322/22	It was resolved to accept the date changes for the May meetings as per the website.	
323/22	Report from Chapel group. Drawings have been updated and will be feed into the final report. The Architectural Heritage fund has given an extension to draw down the funds until the end of January.	
324/22	Report form Vision working group. Vision 80% complete, members confirmed the vision is help steer priorities of the Parish Council once completed.	
325/22	It was resolved to approve the grant application of £450 from Ponsanooth Methodist Church to support grounds maintenance costs using the Solar Panel Fund and S137 allocation.	
326/22	Following consideration is was resolved to express an interest in acquiring Kennall Vale Public Open Space, Clerk to reply to Cornwall Council for more information.	MG
327/22	The survey for the lease at Kremeneth Krowji has been completed. The charity renewal for the PPFA is in hand, following this the lease will be completed.	MG
328/22	The PPFA held 3 fund raising Events and have received a donation of a Pool Table and large screen TV towards the setting up of a youth club.	
329/22	Chair of the NDP group, Cllr Chris Daly confirmed the work on the Housing Strategy is close to being completed, reports are drafted and awaiting some updated figures from Cornwall Council's NDP team. The next NDP meeting is Tuesday 20th Dec 2022 with the planning consultant TGW.	

End 9pm