

**HAYLE TOWN COUNCIL**

**FULL COUNCIL MEETING THURSDAY 17 FEBRUARY 2022**

Minutes of the Full Council Meeting held at Hayle Day Care Centre on Thursday 17 February 2022 commencing at 7.15pm with a Public Participation Session.

**PRESENT**

Councillors D. Anton, J. Bennett, S. Benney (Mayor), E. Brown, B. Capper, G.Coad. V. Dinham, B. Gordon, S. Johnson, J. Lawrenson-Reid, J. Martin, J. Pollard, AM. Rance (Deputy Mayor), D. Raymer.

Cornwall Councillor P. Channon

Town Clerk E. Giggal-Hollis

Senior Support Officer M. Costello

**7.15PM PUBLIC PARTICIPATION SESSION**

Anna Pascoe introduced herself as the agent for planning application PA21/08705, a proposal to create a wellness hub at the disused car park on the corner of Black Road and Lethlean Lane. She reminded those who had been present at the time, that she and the applicant Tracey Waite, had made a presentation to council in the previous summer. She told members that Tracey, a lifelong Hayle resident, had once again won the South West Personal Trainer of the Year Award *(7.18pm Councillor Pollard joined the meeting)* and that for many years she had been working with a vulnerable client group outside, but had this idea last year to site a temporary cabin, clad in sustainably sourced wood with solar power which would provide shelter for clients and be a benefit to the site which was currently in a poor state of repair.

Councillors were concerned whether any facilities would be available for Tracey and her clients, which Anna answered no, as there were public toilets across the road and the sessions would be short.

Ross Trewhella introduced himself as a resident of Pentowan Gardens, a local housing estate comprising of 47 shared ownership houses built in 2007 for local people to purchase at 60% of the market value. He explained that the original developer/landlord had sold the freehold during the housing crash to an investment firm which in turn had sold the freehold on several times. The freehold is now owned by a holding company in the British Virgin Islands. He further explained that due to title rules, all 47 homes were now un-mortgageable and therefore, unsellable, which had repercussions for all residents. Ross told members that after investigation, the only way to solve this, would be for the ownership of the freehold to be sold to a registered social landlord i.e. Cornwall Council (CC), Ocean Housing etc. He added that the purpose of his attendance this evening was to ask that this matter be included in a future full council agenda, to discuss and consider whether the council would lobby government on the resident’s behalf.

The Mayor confirmed that he had asked the Clerk to include the matter on the forthcoming agenda.

Mel Sheridan introduced herself and stated that although she believed that her issue was common knowledge, she was disappointed that she felt she had not received any support from Hayle Town Council (HTC) and that George Eustice MP had agreed that something needs to be done. She explained that since discovering 13 years ago, when the road outside her house began sinking, that she has underground “ghost pipes” near her house, which has had to be underpinned and is now uninsurable. She said that following extensive research, it has been found that these underground pipes, which lie extensively around the Foundry Area were probably laid around 1895 – 1913, and are made of 3 metre cast iron lengths, lying approximately 2 metres below the surface with water flowing through them continually. Mel explained that the ownership and responsibility for maintaining the pipework is not clear, she had requested help from South West Water (SWW) and CC but nothing had been done so she had been left to research the issue herself and seek professional advice, which had left her with a large bill. Mel told members that in 2009 “Operation Clean Sweep” had re-lined areas of pipework but had apparently mixed-up network areas and she told members that she was concerned that these pipes will undoubtedly cause problems in the future especially with the amount of new builds in the area and subsequent increase in traffic using these roads.

The Clerk reminded Ms Sheridan that she had been invited to raise this at a council meeting in 2020, but that she had not responded to the invite or attended.

Councillors discussed the network of pipework and that they believed that the 1950 Public Works and Streetworks Act made it a legal requirement to have plans of all underground pipework, they felt that surely this was the responsibility of SWW, who should have a map and be able to shut off areas if necessary. They felt that if agreed following consideration, the council could potentially lobby the appropriate governing body for action.

The Mayor told new members that a number of councillors have previously researched this issue, he thanked Ms Sheridan for bringing the matter to the councils attention and told her that this matter would be put on a future agenda for consideration to which meeting, she was welcome to attend.

**7.47PM MEETING COMMENCED**

**163 CHAIRMAN’S ANNOUNCEMENTS (For Information Only)**

The Mayor welcomed Victoria Dinham, one of the two, newly co-opted councillors. He explained that Jon Ninnes, a former Mayor’s husband, had also been co-opted but could not make this evening’s meeting but he looked forward to working with them both.

He then explained that due to the Red weather warning for the following day, he had discussed with the Clerk that as a duty of care to the council staff, particularly the Maintenance Team, guidance to stay at home would be issued. He gave assurances to members that should damage occur, then post storm, staff would be available to clean up. The Clerk reminded members that the council also has a maintenance contract with CORMAC.

**164 TO RECEIVE APOLOGIES**

No apologies were received.

**165 TO RECEIVE DECLARATIONS OF INTEREST AND REQUESTS FOR DISPENSATIONS**

Councillors Bennett and Raymer expressed an interest in planning application PA22/000629 in which the applicant is a personal friend, although this application is for information only, as it relates to tree works.

**166 TO APPROVE THE MINUTES OF THE FULL COUNCIL MEETING 3 FEBRUARY 2022**

**It was resolved** that the minutes of the full council meeting 3 February 2022 be

taken as a true and accurate record and the Mayor signing each page before placing them in the record book.

**167 TO DISCUSS MATTERS WHICH WERE RAISED DURING PUBLIC PARTICIPATION**

There were none.

**168 TO CONSIDER ENDORSING THE MANIFESTO PRODUCED BY LANTEGLOS-BY- FOWEY PARISH COUNCIL IN RESPONSE TO CORNWALL’S HOUSING CRISIS**

Members briefly discussed the manifesto and concluded that it was in support of the Bude-Stratton call for policy changes at government level, which this council supported in principle.

The manifesto produced by Lanteglos-by- Fowey Parish Council was NOTED.

**169 PLANNING MATTERS**

a) To note the request made to Cornwall Council by the Cornish Buildings Group for enforcement of repairs to the Grade II listed farm buildings near Riviere Farm and to consider actions

Councillor Bennett explained that he had received the periodic report produced by the Cornish Buildings Group, which had included details regarding the buildings near Riviere Farm. Members discussed the fact that scaffolding has gone up on these buildings and surmised that Simon Wright is beginning work, which he had alluded to at the previous full council meeting. There was general concern regarding exactly what work was being carried out and that the buildings should be restored to their original state.

**It was resolved** to write to Simon Wright, including the Buildings at Risk document and ask for clarification on his proposals, copying in CC Heritage Department and the Cornish Buildings Group.

b)To note the decision made by the Western Planning Committee to approve planning application [PA20/11368](https://planning.cornwall.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QLP4LAFGHQK00) and to consider actions and/or a response to Cornwall Council

Members discussed the outcome of the West Area Sub-Committee Meeting which the Deputy Mayor and Ward Member had attended following this council’s objection to planning application PA20/11368. The Deputy Mayor had attempted to dissuade the committee from giving their approval following this council’s resolution at the full council meeting of 17 September 2020 to support the Hayle Concept Plan, on the whole, subject to the highways and junctions being implemented in full prior to any planning permission for housing being granted in the designated area. Councillors agreed that Councillor Rance’s attempt to stop this application being approved were commendable.

CC Councillor Channon had prepared a report of the meeting which was displayed on the projector with some photographs indicating the problems caused to the existing access roads. The Mayor invited him to speak and he told members that he felt objectors were unable to take part in the debate and that the planning officers had not encouraged any planning conditions and also that the Highways officer had described Hayle as an unsolvable problem.

Members were desperately concerned about the impact that this and any other development in that vicinity will have on Hayle, without the appropriate infrastructure, particularly in relation to highways. Members were so disturbed by the entire process, especially the officer's advice, that that they unanimously agreed that the Clerk should seek a judicial review.

**It was resolved** to advise Cornwall Council that Hayle Town Council would be seeking a Judicial Review following its approval of PA20/11368, against the Town Council and the Ward Member’s views and the policies of the Neighbourhood Plan.

**It was further resolved** to advise Cornwall Council, that in view of its decision to approve PA20/11368, Hayle Town Council is minded to withdraw any support for the Hayle Growth Area and that this matter would be placed on the agenda of the next Full Council for approval.

c) To consider Planning Applications as listed on Appendix A: [PA22/00318](https://planning.cornwall.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R5NHLLFGMXI00) ; [PA21/12603](https://planning.cornwall.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R4FB2JFGHPT00) ; [PA22/00058](https://planning.cornwall.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R58LIFFGKV800) ; [PA22/00629](https://planning.cornwall.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R65K41FGGSQ00) ; [PA22/00055](https://planning.cornwall.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R58LI4FGKV200) ; [PA21/08705](https://planning.cornwall.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QYFOQCFGMKW00) ; [PA22/00356](https://planning.cornwall.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R5P7MNFG0JQ00) ; [PA22/00424](https://planning.cornwall.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R5UZEGFG1W400) ; [PA22/00291](https://planning.cornwall.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R5LY4HFGLWC00) ; [PA22/00720](https://planning.cornwall.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R6A01XFGJ5000) ; [PA22/00780](https://planning.cornwall.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R6DC5VFGLBC00) ; [PA21/12289](https://planning.cornwall.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R3WLS9FGLLB00) ; [PA21/12786](https://planning.cornwall.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R4M7WJFGMDZ00) ; [PA22/00995](https://planning.cornwall.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R6QAZ2FGMBS00) and [PA22/00866](https://planning.cornwall.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R6KTLMFGIG700)

**For the resolutions on individual planning applications see Appendix A attached.**

d)To note the results of previous applications: [PA21/07964](https://planning.cornwall.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QXBN8DFGKEF00)

The result of previous application PA21/07964 was NOTED.

**170 TO DISCUSS THE POSSIBLE REINSTATEMENT OF AND AGREE ARRANGEMENTS FOR ANNUAL COUNCIL, CIVIC AND FUNDRAISING EVENTS, AND MATTERS SUCH AS ANNUAL MAYOR’S AWARDS, WHICH HAVE ALL BEEN EITHER LOW KEY OR NOT TAKEN PLACE OR AWARDED FOR 2 YEARS**

Members discussed the importance of such events and awards but agreed that this was the time to re-frame them in a fashion more suitable for this day and age. They agreed that the Annual Council Meeting was important for both the community and the incumbent Mayor, and that some form of Civic Service was held by every Town or Parish Council.

**It was resolved** to reintroduce Annual Council, Civic And Fundraising Events at the Mayor of the day’s discretion.

**171 FOOTPATHS**

1. Maintenance Update

There was nothing to report.

The meeting closed at 9.27pm

Approved by the council as a true record, at its meeting 3 March 2022.

**Town Mayor ……………………………….. Date ………………………….**