

# Mabe Parish Council

## Minutes – 13 June 2024

**Minutes of Mabe Parish Council** held on Thursday 13 June at 1900 hrs, Mabe Parish and WI Hall, Antron Hill, Mabe.

**Councillors present:** Councillors: P Tisdale (Chair), K West (Vice Chair), B Galke, R Philips, T Tindle.

**Cornwall Councillor:** C.Cllr John Bastin.

**Officer support:** Clerk/RFO

Minute no:	Agenda Items
FC.24.25.042	<b>Apologies for absence</b> – Councillors Simmons & Wilkinson
FC.24.25.043	<b>Members' Declarations of Interests</b> – None.
FC.24.25.044	<b>To approve written requests for dispensation</b> – None
FC.24.25.045	<p><b>Cornwall Councillor Report</b> – County Councillor Bastin addressed the meeting on the following:</p> <p>He has raised the issue of Eathorne Farm with the Cornwall Council Planning Department, as yet he has not received a reply.</p> <p>The planning application regarding Coronation Cottages he has supported the Parish Council in that it goes to committee for consideration.</p> <p>He has not heard anything regarding the flooding problem at Halvasso. Councillor Galke asked that he take up the issue with Highways as the work carried out so far will not alleviate the problem. The spoil excavated from soakaways has been left adjacent to it meaning when it rains it will refill the soakaway, it was requested that the spoil be removed from the site.</p>
FC.24.25.046	<p><b>Public Speaking</b> – Mr Alex Midlen addressed the Council regarding Higher Spargo Farm. He stated that he had taken over the farm. The planning application was part of a restructuring of the business. The new business plan would increase employment in the area and increase bio diversity.</p> <p>Mrs Anne Salome addressed the Council regarding the Argyle Art Trail and their request for a grant from the Council.</p>
FC.24.25.047	<p><b>Minutes of the Annual Parish Meeting held on 9 May 2024</b></p> <p><b>Resolved</b> – That the minutes of the Annual Parish Meeting having been circulated, be taken as read, approved and signed by the Chair as a true and accurate record of the meeting.</p>
FC.24.25.048	<b>Minutes of the Annual Parish Council Meeting held on 9 May 2024</b>

	<b>Resolved</b> – That the minutes of the Annual Parish Council Meeting having been previously circulated, be taken as read, approved and signed by the Chair as a true and accurate record of the meeting.
FC.24.25.049	<b>Minutes of the Parish Council Meeting held on 9 May 2024</b> <b>Resolved</b> – That the minutes of the Parish Council meeting having been previously circulated, be taken as read, approved and signed by the Chair as a true and accurate record of the meeting.
FC.24.25.050	<b>Minutes of the Planning Committee Meeting held on 16 May 24</b> <b>Resolved</b> – That the minutes of the Planning Committee meeting having been previously circulated, be taken as read, approved and signed by the Chair as a true and accurate record of the meeting.
FC.24.25.051	<b>Minutes of the Planning Committee Meeting held on 30 May 24</b> <b>Resolved</b> – That the minutes of the Planning Committee meeting having been previously circulated, be taken as read, approved and signed by the Chair as a true and accurate record of the meeting.
FC.24.25.052	<b>Clerk's Update Report</b> – The Clerk briefed the Council on the following:  That Cornwall Council had been approached regarding the devolution of land on Antron Hill and a response was awaited.  That the website had been brought up to date as far as possible, the Councillors requested that the home addresses of Councillors be removed from the website, telephone numbers to remain.  On 28 Jun 24 the Clerk is attending an online Webinar regarding .gov.uk transitions. The Clerk explained that the Council is not committing to anything and it is a fact finding mission.  The Clerk also informed the Council that as of April 2025 second home would be liable to 200% Council Tax. How many second homes are in the Parish will be subject of a further County Council briefing probably in October 2024. This will have an impact on the precept however, at this stage what that will be is not known.
FC.24.25.053	<b>Planning Applications</b> – Councillor West put a motion before the Council that a five day protocol planning request from Cornwall Council regarding PA24/03030 be discussed together with the existing planning applications.  <b>Resolved</b> – To consider the application together with the other planning applications.
FC.24.25.054	a <b>PA24/03579</b> – After a lengthy discussion.  <b>Resolved</b> – Not supported  The parish council would ask that the application be refused, as it fails to meet MNDP policies 1. 8, 11, 14. CLP policy 7 and the NPPF. The site is outside of a development boundary, is not an affordable dwelling, or exception site and it is not within easy access of village amenities. [MNDP policy 11]

	<p>The site is in an area where development should be avoided [MND Policy 8] and where prominence of built form would cause detrimental harm to the character and amenity value of the Parish.</p> <p>There appears to be no evidence as to the necessity for a rural worker to live on site, or that there is a requirement for 24 hour on site attention that the lack of it would endanger human or animal health, or crime.</p> <p>On the contrary the applicant has submitted information indicating a number of existing [16] and additional employees [7.5] who it would appear could, and would, carry out all essential requirements.</p> <p>We therefore do not consider a special circumstance exists that would permit change of use from agricultural land to residential or warrant housing in the open countryside and outside the Mabe development boundary, under policy 7 of the CLP.</p> <p>Whilst the farming practices may comply with the CEDPD policy AG3 the residential development proposed does not comply with CEDPD policy AL1.</p> <p>It is not considered that the provision of an additional dwelling is essential to the viability of the enterprise, or that the need could not be met through either existing units on the site or addition, or alterations to the existing dwelling.</p> <p>It is considered that the cumulative detrimental harm, outweighs any benefit. The application is therefore considered not to comply with the NPPF</p>
	<p>b <b>PA24/03842</b> – Following a short discussion</p> <p><b>Resolved</b> - Supported</p>
	<p>c <b>PA24/03030</b> – Follow a discussion.</p> <p><b>Resolved</b> – The Council agreed to disagree with the planning officer, however, the screening option offered by the planning officer should be adopted</p>
<b>Parish Issues</b>	
FC.24.25.055	<b>Halvasso</b> – Dealt with under FC.24.25.045.
FC.24.25.056	<p><b>Road closure at Halvasso</b> – Following a discussion.</p> <p><b>Resolved</b> – That the Clerk is to write to SW Water to establish exactly where the roadworks will take place. To ask that business open as usual signage can be provided and steel plates be put over excavations when not being worked on to allow the passage of traffic.</p>
FC.24.25.057	<p><b>Nanturian Hill</b> – Following a short discussion.</p> <p><b>Resolved</b> – That the Clerk is to write to Cormac and ask for the area to be cut back. Also to respond to the parishioner to advise them of the action taken.</p>
<b>Accounts &amp; Governance</b>	
FC.24.25.058	<p><b>To consider the grant application from Argyl Art Trail</b></p> <p><b>Resolved</b> – That the Council in accordance with its powers under sections 137 and 139 of the Local Government Act 1972, should incur the following expenditure which, in the opinion of the Council, is in the interests of the area or its inhabitants and benefit</p>

	them in a manner commensurate with the expenditure. To agree in principle to a grant of £200 be given to the project subject to the provision of additional documents.
FC.24.25.059	<p><b>To consider the grant application from Citizens Advise Bureau Cornwall</b></p> <p><b>Resolved</b> – That the Council in accordance with its powers under sections 137 and 139 of the Local Government Act 1972, should incur the following expenditure which, in the opinion of the Council, is in the interests of the area or its inhabitants and benefit them in a manner commensurate with the expenditure. To grant the amount of £300 to Citizens Advise Bureau</p>
FC.24.25.060	<p><b>To consider the grant application from Mabe Brownies</b></p> <p><b>Resolved</b> – That the Council in accordance with its powers under sections 137 and 139 of the Local Government Act 1972, should incur the following expenditure which, in the opinion of the Council, is in the interests of the area or its inhabitants and benefit them in a manner commensurate with the expenditure. To grant the amount of £893 to Mabe Brownies</p>
FC.24.25.061	<p><b>To consider the grant application from Mabe Community Centre</b></p> <p><b>Resolved</b> – To refuse the grant application.</p>
FC.24.25.062	<p><b>To consider the grant application from Mabe Christmas Lights</b></p> <p><b>Resolved</b> – That the Council in accordance with its powers under sections 137 and 139 of the Local Government Act 1972, should incur the following expenditure which, in the opinion of the Council, is in the interests of the area or its inhabitants and benefit them in a manner commensurate with the expenditure. To grant the amount of £500 subject to the provision of addition documents.</p>
FC.24.25.063	<p><b>Adoption of reviewed Mabe Parish Council Standing Orders</b></p> <p><b>Resolved</b> – Having been previously circulated, to adopt the revised Standing Orders</p>
FC.24.25.064	<p><b>Adoption of reviewed Mabe Parish Council UK GDPR Policy</b></p> <p><b>Resolved</b> – Having been previously circulated, to adopt the revised GDPR policy.</p>
FC.24.25.065	<p><b>Adoption of reviewed Mabe Parish Council Code of Conduct</b></p> <p><b>Resolved</b> – Having been previously circulated, to adopt the revised Code of Conduct</p>
FC.24.25.066	<p><b>Adoption of reviewed Mabe Parish Council Privacy Notice</b></p> <p><b>Resolved</b> – Having been previously circulated, to adopt the Privacy Policy. The Clerk is update the Council website accordingly.</p>
FC.24.25.067	<p><b>A Guide to Awarding Dispensations</b></p> <p><b>Resolved</b> – That all written dispensation are to be presented to the Clerk for consideration.</p>
FC.24.25.068	<p><b>End of Year Accounts</b> – To approve the internal audit report and end of year accounts</p> <p><b>Resolved</b> – To accept the internal audit report and end of year accounts as previously circulated, to be a true record of the Council’s finances.</p>

FC.24.25.069	<p><b>IT &amp; Information Security</b> – To consider putting together a working group for the purchase of IT equipment and possible transition to a .gov.uk domain.</p> <p><b>Resolved</b> – That the computer hardware and software be procured from Purple Cloud, and training be arranged for Councillors. The Clerk is to continue gathering information for a possible transition to a .gov.uk domain later in the year.</p>												
FC.24.25.070	<p><b>To consider an extra £60 for the Memorial Tree plaque for the inclusion of artwork.</b></p> <p><b>Resolved</b> – Not to authorise any additional expenditure for artwork on the plaque.</p>												
FC.24.25.071	<p><b>To consider authorising £20 for the Clerk’s First Aid Training</b></p> <p><b>Resolved</b> – To approve the expenditure of £20, in addition the Clerk is to cost a 10 – 20 person First Aid Kit for use by the Council.</p>												
FC.24.25.072	<p><b>Schedule of payments:</b> To approve payments set out in the payments schedule</p> <table border="0"> <tr> <td>Purple Cloud</td> <td>IT Support</td> <td>£150</td> </tr> <tr> <td>Vodafone</td> <td>Mobile Wifi</td> <td>£12.58</td> </tr> <tr> <td>Hugofox</td> <td>Website</td> <td>£11.99</td> </tr> <tr> <td>Other</td> <td></td> <td>£1220.65</td> </tr> </table> <p><b>Resolved</b> – That the schedule of payments as presented be approved for payment.</p>	Purple Cloud	IT Support	£150	Vodafone	Mobile Wifi	£12.58	Hugofox	Website	£11.99	Other		£1220.65
Purple Cloud	IT Support	£150											
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FC.24.25.073	<p><b>Finance report &amp; bank reconciliation</b> – The Clerk presented an up to date finance and bank reconciliation.</p> <p><b>Resolved</b> – That the report as presented be accepted as a true reflection of the Parish Council finances as at 31 May 24.</p>												
<b>Community Links &amp; Consultations</b>													
FC.24.25.074	<b>Climate group</b> – No update.												
FC.24.25.075	<b>University update</b> –None												
FC.24.25.076	<b>Correspondence</b> – None												
FC.24.25.077	<p><b>Agenda items for a future meeting.</b></p> <ul style="list-style-type: none"> <li>- To draw up specifications for additional ground works to be included in the footpath maintenance contract for 2024, on the basis of a quote for an hourly rate for works in addition to the budget</li> <li>- To consider use of CIL funds</li> <li>- Review of Council Policies and to adopt a Scheme of Delegation</li> <li>- To adopt Terms of Reference for Committees</li> </ul> <p>Review of the Council’s Financial Risk Assessment</p>												
FC.24.25.078	<b>Resolved</b> – That the subject of Councillor Thomas would be considered in accordance with s 1(2) of the Public Bodies (Admission to Meetings) Act 1960. These details are the subject of confidential minutes.												
There being no further business to discuss the meeting closed at 2105 hrs													

	Signed by Chair
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