



## **Lostwithiel Town Council Meeting Tuesday 02 August 2022**

### **Cornwall Councillor Report**

Not present

### **Presentation by Alison Fogg**

Alison Fogg gave an informative presentation to Council Members regarding Electric Vehicle Charging and Renewable Energy.

### **Meeting Minutes**

A meeting of Lostwithiel Town Council was held in Lostwithiel Library on Tuesday 02 August 2022 at 7pm.

### **Councillors Present**

Mayor Ross, Deputy Mayor Henderson  
Councillor Anders, Councillor Guiterman  
Councillor Guy, Councillor Henderson  
Councillor Kent, Councillor Rawlings  
& Councillor Townsend

### **In attendance**

12 members of the public were in attendance  
Town Clerk Mrs Harris was in attendance.

### **119/22 Apologies of Absence**

Apologies of Absence were sent and accepted from the following Councillor/s:

Councillor Berryman, Councillor Jarrett, Councillor Saundry and Councillor Wisdom.

### **120/22 Declarations of Interest**

Mayor Ross and Councillor Townsend declared an interest in Agenda Item 13 – Edgcumbe House.

Councillor Guiterman declared an interest in Agenda Item 22 Accounts and Finance and Planning Application PA22/06442.

Councillor Townsend also declared an interest in Agenda Item 11 – Lostwithiel Rotary.

### **121/22 Public Participation**

A member of the public addressed the Council regarding applying for clean bathing water designation for the area near the Tudor Bridge.

The Council was also addressed regarding Agenda Item 10 – Lostwithiel Social Club Grant Application.

### **122/22 Meeting Minutes 28 June 2022**

The Town Clerk was instructed to amend minute 111/22 to read as follows: -

#### ***111/22 Lostwithiel Conservation Area status***

*The motion to take forward at the present time the process of creating a Conservation Area Appraisal and Management Plan was defeated. Therefore, Council did not agree to Councillor Barrass making contact with the appropriate officer at Cornwall Council to find out more about the process of creating an appraisal and management plan and inviting the officer to attend a future Council Meeting.*

*Vote 5 in favour, 7 against.*

After this minute had been amended it was **resolved** that the amended minutes of the Extraordinary Meeting of the Town Council

held on 28 June 2022 are accepted, approved and duly signed by Mayor Ross.

Votes – 9 votes in favour.

**123/22 Staffing Committee Meeting minutes 14 & 28 June 2022**

The minutes of Staffing Committee meetings held on 14 & 28 June 2022 were noted by Council

Votes – 9 votes in favour.

**124/22 Planning applications -**

a)

**PA22/05825**

Land North of Higher Demesnes  
Tanhouse Road Lostwithiel  
Temporary business owner/farm  
managers dwelling

It was **resolved** to support the view of Cornwall Council's Land Agent Rebecca Jenkin.

Votes – 9 votes in favour.

**PA22/05927**

43 Grenville Road Lostwithiel  
Replacement windows

It was **resolved** to support this application.

Votes – 9 votes in favour.

Councillor Guiterman left the meeting room.

**PA22/06442**

Copperbarn Millham Farm  
Lostwithiel  
Prior notification of agricultural or  
forestry development for proposed  
access and gateway

It was **resolved** to support this application

Votes – 8 votes in favour.

Councillor Guiterman re-joined the meeting.

**PA22/06604**

Land East of 56 Grenville Road  
Lostwithiel  
Outline Planning Permission for the  
construction of a single dwelling  
with all matters reserved, except  
access.

It was **resolved** to support this application for access provided Cornwall Highways do not object on safety grounds. However, having reviewed the supporting documents the Town Council wishes to advise that it is unlikely to support any development which straddles the Lostwithiel Neighbourhood Plan development boundary.

Votes – 9 votes in favour.

b)

**PA22/05641**

31 Grenville Road Lostwithiel  
Works to trees subject to A tree  
Preservation Order, namely  
removal of Copper Beech (T1)

It was **resolved** to note the comments from Cornwall Council's Tree Officer and to ask Cornwall Council makes it a planning condition of removal that the replanting is undertaken in accordance with the Tree officer's recommendations.

Votes – 9 votes in favour.

### **124/22 Cornwall Council – Climate Engagement training and mentoring**

It was **resolved** to attempt to get shortlisted for one of the 8 places available by submitting a bid based on the proposal to generate electricity for EV chargers for community use in Cattle Market car park. Lostwithiel having a disproportionate number of properties with no off-road parking and part of the vision being that any excess electricity generated could be used in Lostwithiel Community Centre thus creating a further community benefit.

Councillors Guiterman & Kent both confirmed that they would make themselves available for all training dates and if the Council's bid is successful LEAF should be asked to provide a third member to attend the training.

Votes – 9 votes in favour

### **125/22 Cornwall Council Climate Change Planning Policy Consultation**

It was **resolved** to request the following amendment.

MI60 Page 48 19.3.2. severe storms has been changed to frequent storms.

Could the text be further amended to read severe and frequent storms.

Votes – 9 votes in favour.

### **126/22 Lanteglos by Fowey**

It was **resolved** to support the Lanteglos by Fowey statement 'Allocation of social housing in a parish is to alternate between those deemed in desperate need, followed by an allocation to applicants with a connection to the Parish. Town/Parish Councils to be consulted at every stage of the process.'

Votes – 9 votes in favour.

### **127/22 Lostwithiel Social Club**

It was **resolved** to advise Lostwithiel Social Club that the Council has a very limited annual grants budget of £5,740. The Council would suggest given the current condition of the building that the Social Club Committee may wish to consider appointing a building surveyor to undertake a building condition survey with costings in order that the Social Club can accurately budget for the total costs of refurbishment. The Town Council considers potential funders, would find this report of benefit. Additionally, most potential funders as expressed at the Council Meeting will need clarity on ownership & current finances.

The Council acknowledges from the presentations that the direction of management and the ethos of the new Committee is to provide a community facility and hopes that the project will be successful.

Councillor Townsend left the meeting room.

**128/22 Lostwithiel Rotary**

It was **resolved** to allow Lostwithiel Rotary to hire the Parade on Saturday 03 September for the 'Last of the Summer mini beer festival with music'. The clerk was asked to advise Rotary that whilst not connected with any of their events this summer the Council has been receiving complaints regarding litter on the Parade so would be very grateful if Lostwithiel Rotary could as with their previous events clear up as soon as possible after the event.

It was further **resolved**, as a result of the discussion, to review the Hiring of Council Land Policy.

Votes – 8 votes in favour.

Councillor Townsend re-joined the meeting.

**129/22 Lostwithiel Remembrance Sunday Parade**

It was **resolved** to purchase 2 x road barriers at a cost of £32.99 each (including VAT).

Votes – 9 votes in favour.

It was further **resolved** to hold the Act of Remembrance at the Parade again this year and to also look at the possibility of the procession, processing up to and along the main road (A390), from the top of North Street to Fore Street. (This revised route being subject to gaining permission for the road closure.)

Votes – 8 in favour, 1 against.

Mayor Ross and Councillor Townsend left the meeting room.

Deputy Mayor Henderson took over as chair.

**130/22 Edgcumbe House**

It was **resolved** to approve the response as drafted.

Question 1      Why has there been no valuation on Edgcumbe House before the budget was agreed? Despite this being in the minutes from the meeting in 2015 – 7 years later no valuations have ever been done and no explanation forthcoming as to why.

*Thank you for your enquiry, in May 2018 the Council instructed a professional valuation of Edgcumbe House. In November 2018 the valuation was discussed by Council Members and shared on a confidential basis with members of the Edgcumbe House Working Party*

*Please find below a copy of the minute dated 13 November 2018.*

**272/18              Edgcumbe House**

*It was **resolved** to authorise the clerk to share the professional valuation of the building on a confidential basis with all members of the Edgcumbe House Working Party. The clerk was further instructed to resend, on a confidential basis, the governance advice obtained in July. The clerk was instructed to advise EHWP members that in light of the valuation Council wishes to consider the viability of the building, the viability of the project and potentially the sale of the building. Finally, the clerk was instructed to ask EHWP members if they could please attend a Council meeting with updated proposals and a timeline.*

*On 28 May 2019 the Heritage Buildings Committee presented a detailed report to Council, the minutes to this meeting and the full report published as an appendix to the meeting are available on the Council's website.*

*Since this date the Council has been exploring various options to secure a financially sustainable future for the building. This position has been endorsed by £15,000 of Cornwall Council Town Vitality Funding.*

Question 2      Why won't the Town Council have a public consultation before spending the £220,000? At the meeting on 7 June 2022, Town Councillors stood and thanked a local developer for

his good practice around public consultation but it seems that good practice is only for others and not for the Town Council – please explain in detail the reason for this.

*Thank you for your enquiry, the Council accepts that the building has fallen into a state of disrepair. As the owner of the building, the Town Council's has decided that it has a responsibility to return this historic part of the Town centre to a sound state of repair. If the Town Council continues to neglect the building Cornwall Council can take action to secure the repair of the building when concerned about its continued conservation. Please find below a link to Historic England's website which provides further detail.*

<https://historicengland.org.uk/advice/hpg/HAR/urgentworks/>

*Public consultation will be an integral part of the Cornwall Council funded Heritage Building Town Vitality consultation.*

Question 3      Please can I see a copy of the structural survey that this work is based on? Despite repeated calls by members of the public to see the survey, that was the reason given that the work is needed, no survey has been produced.

*Thank you for your enquiry, the Condition Reports provided by Philip Hughes Associates in January 2020 are annotated*

*'This report should not be regarded as a specification or schedule of repairs to be undertaken and is not intended for use other than by Lostwithiel Town Council'*

*The inspection was undertaken by a Partner of Philip Hughes Associates who is a Royal Institute of Chartered Surveyor Accredited in Building Conservation.*

*At the Council meeting held on 07 December 2021 the Council agreed a list of immediate repairs to Edgcumbe House and the Guildhall and agreed to appoint an alternative firm of surveyors to oversee the works. At the meeting held on 11 January the 'ballpark costings' for these works were considered by Council.*

*Votes – 6 votes in favour, 1 abstention.*



Mayor Ross and Councillor Townsend re-joined the meeting room.  
Mayor Ross resumed as chair.

**131/22 Lostwithiel Parade War Memorial**

It was **resolved** to approve a budget of £100 to replace the membrane and purchase additional chippings for this year's Remembrance commemorations.

Votes – 9 votes in favour.

**132/22 Lostwithiel Museum Heritage Walks**

It was **resolved** to agree to the request from Lostwithiel Museum to access Taprell House on Wednesdays after 10am with effect from April 2023.

Votes – 9 votes in favour.

**133/22 Platinum Jubilee Celebrations**

It was **resolved** to agree further distributions of funds approved under minute reference **021/22** (£750.00).

Votes – 8 votes in favour, 1 abstention.

**134/22 King George V playing field**

It was **resolved** to put new signs at each entrance and 3 signs along the walkway. It was further **resolved** to accept the offer from Cllr Henderson and Cllr Rawlings to erect the signs. The Mayor was asked to include the topic in her newsletter column and it was decided to review the situation again after the increased signage has been in place for three months.

Votes – 5 in favour, 1 abstention, 3 against.

**135/22 Friends of Lostwithiel Skatepark**

It was **resolved** to not to supply a bench to the Skatepark as the metal benches are more expensive than anticipated.

Votes – 7 in favour, 2 against.

**136/22 Allotments**

- a) It was **resolved** to cut and cover New Field allotments – at the cost of £880 plus VAT.

Votes – 9 votes in favour.

- b) It was **resolved** to purchase IBC recycled water containers at a cost of £145 plus Vat per unit rather than new containers at an increased cost of £235 plus VAT.

Votes – 9 votes in favour.

- c) It was **resolved** to approve mileage costs for a representative of National Allotment Society to visit the allotment site to assess the claims received.

Votes – 9 votes in favour.

**137/22 Lostwithiel Public Toilet**

It was **resolved** to pay £2648.00 plus VAT to replace the jammed door pay gate. It was **resolved** to also ask that a soft door closing mechanism to be added to the list of works to keep the new door closed, associated costs to be added to the quotation provided.

**138/22 Coulson Park**

It was **resolved** to agree to the request received to remove all vegetation and low branches from the trees in Coulson Park to a height of 2m to improve visibility for road users and to ask the contractor to also remove branches and epicormic growth on the trees on Park Road to the same 2m height.

Votes – 7 votes in favour, 1 vote against and 1 abstention.

Councillor Guiterman left the meeting room.

**139/22 Accounts & Finance**

<b>Cheque Ref</b>	<b>Payee Name</b>		<b>Amount Paid</b>
Direct Debit	Biffa	Cemetery bin collection June - August & Annual waste transfer	£201.93

		note	
101851	Really Lovely Projects	Jubilee Celebrations minute reference 100/22	£1000.00
101852	T Clarke	Alarm call out	£84.00
101853	Clarity Copiers Ltd	Copy charges	£29.03
101854	Cornwall ALC Ltd	Planning training	£72.00
101855	EDF Electric	Car Park & buildings	£747.23
101856	David Guiterman	Post it notes & duplicate toilet keys	£121.53
101857	Sandra Harris	Paper, hand sanitiser, stamps	£60.51
101858	K Hill & Partners Ltd	Grass cutting	£1059.60
101859	A Inglefield	Play area inspections	£380.00
101860	Phoneta	Lone worker service	£12.00
101861	Cormac	Sexton fees	£246.34
101862	Really Lovely Projects	£500 toilet contribution minute ref 022/22. Further Jubilee Celebrations payment £750	£1250.00
101863	Corserv Ltd-	Community Events road closure course-	£54.00
101864-866 & 2 Standing Orders	Salary related expenses-	Salary related expenses-	£3,447.13
		<b>Total</b>	<b>£8,765.30</b>

It was **resolved** to authorise the payment of 2 direct debits, 2 standing orders and cheque numbers 101851 – 101866.

Votes – 9 votes in favour

Councillor Guiterman re-joined the meeting.

It was agreed, due to time constraints that all closed session items should be deferred until the next Council Meeting.

The meeting closed at 9.30pm.

Chairman

Date