

DRAFT



# Notes

**Meeting:** Truro & Roseland Community Network Panel

**Date:** 19 November 2019

**Time:** 7.00-8.30pm

**Location:** Trelawny Room, County Hall, Truro

<b>Present</b>	<b>Title/Representing</b>
Councillor Chris Wells (Chairman of Community Network Panel)	Truro City Council
Councillor Nicholas Gillard (Vice Chairman of Community Network Panel)	Probus Parish Council
Julian German CC	Cornwall Councillor (Roseland)
Dulcie Tudor CC	Cornwall Councillor (Threemilestone & Gloweth)
Rob Nolan CC	Cornwall Councillor (Truro Redannick)
Martyn Alvey CC	Cornwall Councillor (Feock & Playing Place)
Bob Egerton CC	Cornwall Councillor (Probus, Tregony & Grampound)
Mike Eathorne Gibbons CC	Cornwall Councillor (Ladock, St. Clement & St. Erme)
Councillor Richard Brickell	Feock Parish Council
Councillor Steve Leech	Chacewater Parish Council
Councillor Rob Knill	Chacewater Parish Council
Councillor John Carley	Chacewater Parish Council
Councillor Peter Chesworth	Chacewater Parish Council
Councillor Angie Beckham	Chacewater Parish Council
Councillor Mark Taylor	Grampound Parish Council
Councillor Phil Allen	Feock Parish Council
Councillor Steve Chamberlain	Kea Parish Council
Councillor June Spenceley	Kea Parish Council
Councillor Theresa Cowling	St. Clement Parish Council
Councillor Julie Howes	Ladock Parish Council
Helen Couch (Clerk)	St. Just in Roseland Parish Council
Councillor Richard Cochrane	Gerrans Parish Council
Louise Hamilton	Cornwall Council Children's Early Help
Jennifer Hawkens	Community Land Trust
Councillor Ken Yeo	Chair – St Agnes & Perranporth Community Network Panel
Tatiana Can't (Clerk)	Perranzabuloe Parish Council
Pete Jarman	Cornwall Housing Ltd

Noreen Jefferies	Rural Housing Enabler, Cornwall Council
John Lloyd-Owen	Senior Leadership Team Rep, Cornwall Council
Mark O'Brien	Community Link Officer (Truro & Roseland), Cornwall Council
Roger Gates	Community Link Officer (St Agnes & Perranporth), Cornwall Council
<b>Apologies for absence:</b> John Dyer CC (Chacewater, Kenwyn and Baldhu); Loic Rich CC (Truro Tregolls); David Harris CC (Truro Trehaverne); Councillor Sally Jones (St Erme PC); Councillor Rob Trethewey (St Erme PC); Danny Konik (Highways CC); Sergeant Mark Sayers, Devon and Cornwall Police	

**Notes:**

Item	Key/Action Points	Log Number (Action by)
1.	<p><b>Introductions</b></p> <p>Cllr Wells welcomed everyone. He asked Mark O'Brien to advise on the health and safety and housekeeping.</p> <p>Representatives introduced themselves.</p> <p>Apologies were noted as above</p>	
2.	<p><b>Noreen Jefferies (NJ) – Rural Housing Enabler, Cornwall Council</b></p> <p>NJ (Rural Housing Enabler) presented the attached slides on The Role of Communities in Delivering More Affordable Homes in Rural Areas. NJ defined 'Community Led Housing' (CLH) and explained that CLH projects are led by community groups keen to ensure that new homes are built and empty homes and buildings can be returned to use to meet local housing needs. There is a long-term role for communities to ensure houses remain affordable. Average house prices in Cornwall are 9.3 x average wages and there is added stress in areas such as the Roseland Peninsula due to the number of second homes.</p> <p>This discrepancy between house prices and average salaries has led to local people having to leave the communities where they grew up. Under CLH, priority is given to local people with regards to housing provision. CLH can also redress the balance of developments that are not right for the local community.</p>	

NJ then provided an overview of:

- CLH schemes in St Ewe, Rame and The Lizard where it was felt that there had been an improved build quality and that the new properties fitted better into the local place.
- The redevelopment of the Old Ship Inn, on the Rame Peninsula. The pub burnt down in 2013 and Cornwall Council is involved and fully supportive of the Community Land Trust's activities and has approved grants for cliff stabilisation and remediation work. The scheme will create affordable flats for local people in housing need.
- The role of a Rural Housing Enabler.
- Funding sources for CLH and what these funds can be put towards e.g. land purchase, construction costs, flood attenuation.
- The principles for CLH classification and the different delivery mechanisms available e.g. setting up of a new group, existing community group takes on delivery or works with a partner e.g. Community Land Trust (most popular approach).
- Most Common Affordable Delivery Housing Vehicles where the community group/trust is the landlord and the residents are tenants.
- Using Parish or Neighbourhood Development Plans and utilising local contacts/knowledge to source land.
- The role of Parish & Cornwall Councillors. Noreen and team can be contacted for assistance.
- Additional resources (see attached slide no 10 of CLH presentation).

#### Questions, Comments and Answers

Cllr Martin Alvey – can other S106 applications be used for match funding?

NJ – Yes.

Cllr Steve Chamberlain – what are the land values?

NJ – Typically £10K/plot (12-15 houses/acre = £120-150K)

Cllr Steve Knill – have any CLH projects been involved in the restoration of Grade 2 listed buildings and a change of use?

NJ – Happy to discuss any queries with planning.

	<p>It was commented that communities should be aware that ongoing maintenance on converted Grade 2 listed buildings can be a costly issue in future due to the restrictions of the listing status.</p> <p>Helen Couch – Can Community Infrastructure Levy (CIL) funding be used?</p> <p>Jon Lloyd-Owen / Bob Egerton – 10-15% goes back to Parish Councils. Is it legally possible and is it practical?</p> <p><i>POST MEETING NOTE:</i></p> <p><i>Following the meeting Jon Lloyd-Owen was able to confirm that the local share of CIL can be used to fund community-led housing developments and the purchase of land for that purpose, but the strategic share of CIL cannot be used for that purpose.</i></p> <p>Cllr Chris Wells thanked Noreen for attending and delivering an excellent presentation.</p>	<b>JLO / MOB</b>
<b>3.</b>	<p><b>Notes of the last Panel Meeting (17 September 19)</b></p> <p>The notes were agreed. Mark O’Brien explained that Helen Peerless (Education and Early Years Sufficiency Manager) was still working on the draft plan and would come back when they are ready to set up the agreed workshop.</p> <p><b>ACTION:</b> Set up Workshops/Consultation Exercises involving Cllrs, residents, parents and children etc.</p>	HP / MOB
<b>4.</b>	<p><b>Community Network Highways Scheme (see attached schedule)</b></p> <p>Mark O’Brien thanked everyone for submitting their Expressions of Interest (EoI). Pedestrian safety and speeding vehicles seem to be a common problem across the network. MOB explained that there is still some work to do with Highways &amp; CORMAC re: further details of some schemes.</p> <p>MOB then went through the schemes and particular comments were made around whether £5K on feasibility studies represented value for money.</p>	

	<p><b>ACTION:</b> Discuss with Highways/CORMAC.</p> <p>Re: TR16 (Dobbs Lane) Cllr Rob Nolan wondered whether this proposal could be extended to put in additional Double Yellow Lines (DYL) at two other locations.</p> <p><b>ACTION:</b> Review additional DYL with Highways/CORMAC</p> <p>Re: TR22 (Probus Road Safety Schemes) The A390 option is the priority. Cllr Martin Alvey suggested this scheme may be more suitable for core funding. MOB explained that costings for a trunk road would be part of the feasibility study.</p> <p>Cllr Bob Egerton explained that there will be an inquiry into the fatal accident at Denas Water and it is worth awaiting the result of the inquiry to help determine the best solution.</p> <p>Cllr Rob Knill raised a query regarding scheme included in initial TRO (Fore Street to Church Hill)?</p> <p><b>ACTION:</b> Write to Viv Bidgood to look at in further detail.</p> <p>MOB explained that all Phase 1 schemes have been completed. MOB explained that the Panel approved £17K for Feock MSAS signs but cost has gone up to £19.6K due to additional traffic management improvements resulting from the MSAS having to be installed on a bend.</p> <p><b>ACTION:</b> Vote on Feock MSAS cost increase at the next Panel meeting.</p> <p>Cllr Chris Wells (CW) thought all the schemes have value and are worth supporting. MOB explained that there is £120K remaining in the 4-year Highways Budget for our Network Area. CW suggested that more information will be needed to make decision at next Panel meeting.</p> <p><b>ACTION:</b> Provide fuller list with more details at next Panel meeting.</p>	<p>MOB</p> <p>MOB</p> <p>MOB</p> <p>ALL</p> <p>MOB</p>
<p><b>5.</b></p>	<p><b>Climate Emergency</b></p> <p>Cllr John Carley explained that there is going to be an Environment Question Time when all five Parliamentary Candidates will be asked what their plans are to be Zero Carbon by 2030?</p>	

<b>6.</b>	<b>Issues raised by Panel Members</b>  Nothing raised	
<b>7.</b>	<p><b>Community Link Officer Update</b></p> <p>Community Governance Review – draft recommendations going to full Council Meeting on 10<sup>th</sup> December.</p> <p>MOB proposed that this CNP goes paper free/light. Unanimous support for this proposal from panel members. Cllr Steve Chamberlain suggested that access to the WiFi for guests would help facilitate a paper-free approach. WiFi procedure for guest access to be sent out to Panel members.</p> <p>Localism are now part of the Communities Service (which comprises Localism, Community Safety and Emergency Management).</p> <p>Consultations – Housing Strategy – Cllr Bob Egerton explained that there will just be minor tweaks to the Housing Strategy to avoid a judicial review.</p> <p>Dogs on Beaches – Cllr Rob Nolan explained that over 9,000 responses had been received and the consultation doesn't close until midnight.</p>	<b>MOB</b>
<b>8.</b>	<p><b>Suggested agenda items for future meetings</b></p> <p>Outside chance that there may be a request to discuss the Budget proposals at January's meeting</p>	
<p><b>Date of Next meeting:</b></p> <p style="text-align: center;"><b>Date: Tuesday 28 January 2020</b></p> <p style="text-align: center;"><b>Theme:</b></p> <p style="text-align: center;"><b>Time: 7.00pm – 9.00pm</b></p> <p style="text-align: center;"><b>Venue: TBC (Cllr Julian German proposed using the new Parish building at Gerrans, Portscatho)</b></p>		
	<p><b>Future Meetings</b></p> <ul style="list-style-type: none"> <li>• Tuesday 17 March 2020 – 7pm</li> <li>• Tuesday 19 May 2020 – 7pm (AGM)</li> <li>• Tuesday 21 July 2020 – 7pm</li> <li>• Tuesday 22 September 2020 – 7pm</li> </ul>	

**Contact Officers:**

If you have any queries about the Community Network Panel, please contact:

<b>Name</b>	<b>Role</b>	<b>Telephone</b>	<b>Email / Twitter</b>
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