



Nansledan Community Association

Annual General Meeting

26th November 2020, 7pm.

2020 Committee

Chair: Theresa Ferguson

Vice Chair: Richard Thomasson

Treasurer: Jane Combes

Secretary: Tess Lowe

Web Master: Annalisa Mather

Environment Officer: Suzanne Featherstone

Agenda

- Welcome/introduction to current committee.
- Apologies for absence/Minutes from Previous AGM – sign off
- Presentations- guest speakers
 - Duchy of Cornwall Team: Ben Murphy/Peter James
 - NACGC: Justin Wotherspoon
 - Blenheims : Ben Dobson
 - Mayor of Newquay : Louis Gardner
 - Q&A session
- AGM Business - Summary of the past year
 - Committee reports

- Farewell to Committee members.
- Appointment of new committee members.
- Going forward/Ideas from the floor
- Close meeting

7:05pm **Meeting opened by Theresa**

7:07pm **Apologies for absence**

- Apologies received from Kelly Cable, Steve Smitzer-Fountain, and Chris & Anne Fox.

7:08pm **Minutes from last year – sign off**

- No objections noted.

7:09pm **Presentation by Ben Murphy, Estate Director**

- Ben introduced the Duchy team: Peter James (project manager), Nick Pollock (head of planning), Tracey Nicholas (project administrator), Hugh Petter (masterplanner).
- Ben offered an overview of the current planning phases (5.1, 6, 7), and the local development order area where the Duchy has authority from Cornwall council to pursue development because their standards are higher than the minimum requirements.
- Ben covered the 'zero carbon' and environmental ambitions of the Nansledan development.
- Ben welcomed the diversity of businesses that are moving into Nansledan, and gave an overview of the forthcoming 'High Street'. The roads will be completed next year (March-November 2021),

which will then allow them to contract out the development of the market area. The NSR road to be built by the council has been put back until 2024 however.

- Ben described plans for future commercial units for small businesses, and images were shown of the 'art deco' building "Kresennik Pennfenten" to be constructed on the opposite side of the Nansledan roundabout.

7:22pm **Presentation by Peter James, Project Manager**

- Peter described the Green Infrastructure Strategy in terms of play areas and parks, especially Parc Mengleudh where the bandstand will be.
- The next play area will be constructed next Easter, and next allotments will be prepared in Spring 2021.
- A play area for older children will be constructed summer 2021 behind Skol Nansledan.
- Trewollack Meadows in the SANG will have new boardwalks and a bird hide constructed next year, and the SANG car park is currently being constructed.
- Peter showed a plan of cycleways and footpaths that will be developed but take 'a little time to deliver'.

7:27pm **Presentation by Justin Wotherspoon about the NACGC (Nansledan Allotments and Community Gardens).**

- Justin reviewed the work so far in getting the allotments up and running; they are hoping to soon take sign-ups from those who wish to have an allotment.

7:30pm Presentation by Ben Dobson, Property Manager for the development.

- Ben introduced his property management team and explained who Blenheims are and where they're based.
- Ben offered a brief update on the recently issued management fees and accounts, and explained the role of the two forthcoming Nansledan management companies, which will include residents as part of the decision-making process.
- Ben requests owners supply their email addresses to Blenheims to make communication easier, with the possibility of an online portal being set up in the future.

7:37pm Talk by Louis Gardner, councillor for Nansledan and Mayor of Newquay

1. Louis explained the sources of funding available for community groups and projects from the town council, and described some of the projects that have been given grant funding. He offered his help in accessing funds.

7:45pm Q&A

1. Is there any reason why some streetlights are working and not others?
 - Peter James: No, they should be working. If you let me know which are not working we'll get them fixed.
2. What is the patch of land at the bottom of Stret Myghtern Arthur going to be used for?

- Peter James: This will be the commercial hub and some houses as previously shown in Ben Murphy's presentation.
- 3.** Can the play area for older children be moved higher up the priority list? And can there be CCTV to prevent antisocial behaviour?
- Ben Murphy: We'll do as much as we can as quickly as we can, and certainly by next year. CCTV in children's areas may not be appropriate.
- 4.** Do residents have a say in which supermarkets come to Nansledan?
- Ben Murphy: It depends on which supermarkets want to use the space that will be available. Larger supermarkets are unlikely to come until the main NSR road is completed, which isn't due until 2024 now. We want to deliver more than a convenience store.
- 5.** Will there be parking charges for the SANG?
- Ben Murphy: We maintain green spaces to a very high standard and the councils do not pay for this so the cost does go into the estate charge, as at Poundbury, even though the SANG is open to all. We don't want parking charges for Nansledan generally, or parking control companies fining or clamping cars.
- 6.** Are solar panels allowed?
- Ben Murphy: Yes, solar panels or solar tiles are allowed at the owner's expense.
- 7.** Will the play areas have wheelchair or disabled-enabled equipment?

- Ben Murphy: We prefer adaptive equipment that doesn't require disabled children to play separately.

8. Question about priorities for the High Street

- Ben Murphy: We can't develop the high street on its own – we need partners for the £20-30m investment needed. We want to deliver this in the next 5-10 years, not wait 20 years as at Poundbury. Although investment in commercial property in Cornwall is not considered great value at the moment, the Duchy is considering selling property elsewhere in order to fund it. The delay of the NSR to 2024 is a hindrance to this commercial development.

9. Are there plans for a GP surgery on Nansledan?

- Ben Murphy: There are two surgeries in Newquay, both at capacity. We would love to see a surgery on Nansledan but GP practices make their own commercial decisions. The right people are talking around the table now.

10. Regarding CCTV for children's play areas:

- Louis Gardner: Local councils are the only people allowed to authorise CCTV for children's play areas because of safeguarding, and video from those cameras is viewed only by local police. The council has a temporary CCTV camera that can be installed as a trial to see if a more permanent installation is needed. The council would liaise with the Duchy about where that could be installed if necessary.

11. How can new-built houses get their waste and recycling collected?

- Theresa Ferguson: You need to contact the council to let them know that waste needs collecting as they may not be immediately aware of the new streets that need collection.
- Louis Gardner: There is an excellent website where you can request this and they will call you back the same day to make arrangements for collection. Or let me know.

8:07pm **Treasurer's Report**

- New residents are continuing to join the NCA, which we're delighted by. Membership will be reduced from £10 to £5 for the coming year due to the restriction on events we've been able to run this year.
- The NCA's funds are healthy.
- We've been supported this year by funds from the town and county councils.
- Most expenses are for liability insurance, defibrillator equipment, phones for Covid recovery support, and the website.
- Jane will step down as treasurer after this meeting and wishes the NCA every good wish for the future.

8:12pm **Environment Officer Report**

- Suzanne described the various wildlife that flourishes around Nansledan and the SANG, including bats, barn owls, butterflies and bees.
- Suzanne listed the positive impact of green environments on mood and self-esteem, quoting research saying higher amounts of biodiversity are associated with larger reductions in stress.

- Bat and bird boxes have been installed so increases in wildlife are expected next year and Suzanne encouraged us all to make use of the SANG regularly.

8:20pm **Webmaster Report**

- Annalisa requests photos of Nansledan and the SANG for the website, and if anyone would like to write a blog about life on Nansledan that would be very welcome as well.
- We'd like to remind people that the membership can be renewed electronically via the website.

8:23pm **Chair / Events Report**

- Theresa said that although many plans were cancelled this year due to Covid, we've still been able to run several events, including the "Easter Bonnets" competition, "Nansledan's Got Talent", and the Front Garden and Halloween competitions.
- Theresa applauded the strong community spirit in Nansledan, especially the 'Clap for Carers' and the 'Rainbow Run'.
- A number of local businesses have donated to the fund for the Nansledan Christmas tree and Christmas lights, for which we are very grateful.
- A number of people committed time throughout lockdown to fetch food and prescriptions for those unable to go out, and they provided a valuable service for the community.
- Two of our committee members, Richard Thomasson and Jane Combes are standing down at this AGM. Theresa offered the thanks

and gratitude of the committee and community to both Richard and Jane and listed the enormous contribution they have made.

8:37pm **Appointment of new committee members**

- Venessa and Bernie Leaver have agreed to stand as joint treasurers on the committee. They were elected unopposed with all in favour.
- We are still looking for people to take on the Events Coordinator and Vice Chair roles so if anyone is interested in taking on these roles, even if just to 'taste and see', we'd very much like to hear from you.

8:40pm **Open floor for suggestions**

- Theresa invited comments on any topic, but especially any ideas for future events. No one commented at this time, so Theresa invited comments by email to info@nansledancommunity.org.

8:42pm **Meeting Close**

- Theresa thanked everyone for attending, and closed the meeting at 8:45pm.