

## **Clerks report for Parish Council Meeting on Monday 14<sup>th</sup> July 2025**

### **Update on actions from previous meetings for information**

No actions from previous meeting.

### **Supporting information for items on the agenda**

#### **Item 10 – Police Report**

April crimes reported – total 11 crimes

Feock x 3 (1 x burglary, 1 x violence and sexual offence, 1 x criminal damage/arson)

Carnon Downs x 8 – (2 x criminal damage/arson, 3 x other theft, 1 x violence and sexual offence, 2 x anti-social behaviour)

More details online [Chacewater, Feock, Kea and Kenwyn | Police.uk](https://www.police.uk)

#### **Item 13 – Mining Villages Regeneration Group**

It was agreed at the Annual Meeting of the Parish Council that the Council would join this group, however it has since come to light that there is a subscription of £100 per year per Council. This has not been included in any budget for 2025/26 and needs Council to agree to pay this.

#### **Item 14 – Carnon Valley Progress Report**

Cllr Allens report and summary of report have been circulated by email.

#### **Item 15 – Carnon Downs Village Hall CIO**

**To enable Carnon Downs Village Hall to arrange insurance, the Council to agree to confirm in writing permission for the CIO to be responsible for insuring the hall**

**Council to consider the request from Carnon Downs Village Hall CIO to complete work to transfer the title deeds of the Village Hall into the CIO name from the Parish Council's name as the Council is no longer a Custodian Trustee**

The Parish Council were previously the Custodian Trustee of the Village Hall, purchasing the land in 1962 for £200 for a hall to be built on. This was because the type of charity the Village Hall were registered as were not able to hold land in their own name (see further details about role of Custodian Trustee below). When the Village Hall transferred in 2020/21 to a CIO the Parish Council were removed as custodian trustee as a CIO enables them to hold land in their own name. The legal work to do this was started by the Village Hall's Solicitors but not completed and it has come to light that the Village Hall insurers need the Parish Council to put in writing that they confirm they agree

for the Village Hall to insure the hall until the transfer of the Hall into the name of the Village Hall CIO has been completed.

#### **Information about custodian trustee role taken from Lexis Nexis:**

##### **What does Custodian trustee mean?**

A [trustee](#) who has the custody and care of [trust](#) documents and [investments](#) but does not have [administration](#) or management powers in relation to the trust.

A custodian trustee is a creature of statute, and the rules containing the office of custodian trustee derive from the Public Trustee Act 1906. A custodian trustee holds property in a fiduciary capacity. The appointment of a custodian trustee has practical advantages in that it safeguards the capital against loss from obvious breaches of trust and it saves the periodic expense of transferring trust property on every appointment of new trustees.

#### **On 7<sup>th</sup> December 2020 the Parish Council passed the following resolution:**

**RESOLUTION: CLLR HAMBLY-STAITTE PROPOSED THAT THE PARISH COUNCIL AGREED WITH THE PROPOSAL FOR THE CARNON DOWNS VILLAGE HALL TO CHANGE ITS STATUS TO A CHARITABLE INCORPORATED ORGANISATION, SECONDED BY CLLR THOMAS AND CARRIED UNANIMOUSLY.**

#### **Information circulated for the meeting about CIOs:**

A Charitable Incorporated Organisation (CIO) is a corporate form of business designed for (and only available to) charitable organisations in the United Kingdom. CIO status is conferred by the Charity Commission on application by a charity, whether new or existing.

The main benefits of the form are that the charity has legal personality (the ability to enter contracts, sue and be sued, and to hold property in its own name - rather than in the name of its trustees), and its members have limited liability (their liability in the event the charity becomes insolvent is limited or nil).

Historically these benefits were only available to limited companies, and many charities chose to incorporate as charitable companies limited by guarantee. However, this requires registration and filings with both Companies House and the Charity Commission, each of which has its own regulations and requirements. In contrast a CIO only needs to register and file accounts and returns with the Charity Commission. This aims to reduce bureaucracy for the charity.[1]

Uniquely among limited liability corporations in the UK, smaller CIOs can opt to file receipts and payments accounts, rather than the accruals accounts usually required. But one disadvantage of the form for larger charities is that, unlike for charitable companies, there is no public register of lenders' charges over the corporation's assets, and this can make it harder to arrange finance.

Almost any existing charity, including charitable companies, can convert to a CIO. Once a CIO there is currently no means of converting to any other legal form.

### **Item 16 – Neighbourhood Health Hubs**

A meeting was convened on Teams in June to discuss the possibility of establishing a Health Hub for the parish of Feock.

Represented were Truro and Roseland Community Area Partnership : Helen Nicholson; Feock Parish Council: Keith Hambly-Staite and Debra Roberts; Volunteer Cornwall (on behalf of Cornwall Integrated Care Board): Jeremy Rose and Carnon Downs Surgery: Sarah McCammon, Practice Manager

Representatives were introduced to one another and Jeremy Rowe explained that Health Hubs were being established in different parts of Cornwall such as Mount Hawke, the Roseland and Grampound and Probus. Each was different and each was based 'on a the ground up' approach. Success was encouraged by the participation of the local surgery. Funding was available to assist the setting up.

Sarah McCammon said she supported the concept and wished her surgery to participate wherever possible.

Keith Hambly-Staite highlighted the work of the Parish Council in the field of encouraging and supporting well being and indicated that a 'community hub' had been set up several years ago with the collaboration of the Council and the local community matron. This had been transferred to Perranwell where it continued but was not supported under the auspices of the NHS. He also highlighted the work currently undertaken by a Parish Council Officer appointed to support this sort of work within the parish.

Helen Nicholson outlined the work on well being of the Truro and Roseland Area Partnership where it had been considered as one of its missions. She highlighted the input that Feock Parish Council had made to its wellbeing discussions

Health Hubs are to be designed to meet the needs of individual areas and include social interaction, health support facilities (eg Blood pressure monitoring) and meeting places where people can seek advice on health and social issues in a convivial social environment. To ensure access for the most number of people it was suggested that the three village halls and the church facilities in the parish should be invited to participate as venues.

It was AGREED that Feock Parish Council and the Carnon Downs PPG should be asked to collaborate to lead on the development of a Health Hub and that a Steering Group be created to include representatives from the above organisations to draw up terms of reference and an action plan.

Up to £5000 was available for the initial development and establishment costs of setting up a Health Hub.

#### **Action:**

**To RECOMMEND that Feock Parish council AGREE to be involved in the setting up of a local Health Hub in collaboration with the Carnon Downs Surgery with the support of the Truro and Roseland Area Partnership and to nominate two representatives to sit on the Steering Group for the Project.**

**Item 17 – Request from Benefit Body & Mind to use Council Recreation Areas for Bootcamp classes**

The request is for permission to hold paid for classes in Retallack Playing Field, Pengelly Meadows Recreation Area and Devoran Recreation Ground during July and August. Cllr Avard is seeking further information about dates, times, numbers and costs prior to the meeting.

The Council may wish to consider if there would be a fee for using Council land and the outdoor gym equipment. Benefit Body & Mind will be coming to the meeting to answer any questions Councillors may have.

**Item 18 – Devoran Pre-School request to use Devoran Recreation Ground for Sports Day**

The Pre-School Sports Day is on Friday 18<sup>th</sup> July 2025 and permission is being sought to use the park on this day.

**Item 19 – Highways signage and white line painting**

Cllr Hambly-Staite has raised concerns about obstructed signs, both by dirt and overgrown hedges and wishes Council to consider actions they may wish to take. There are also a number of faded white lines around the parish which Cllr Hambly-Staite feels cause safety issues and would like Council again to consider action on how to tackle this. These can be reported to Cornwall Council Highways online and sometimes are repainted however we have been advised Highways do not have a legal responsibility to repaint the lines.

**Item 20 – Co-option to Feock and Devoran ward vacancies**

There are 3 vacancies in Devoran ward and 2 vacancies in Feock ward.

To date no applications to join the Council have been received.