



Minutes of a meeting of the **Calstock Parish Council, PLANNING COMMITTEE**
held on **Monday 18 December 2017**,
in the Tamar Valley Centre commencing at **6.00pm**.

Those present were; -

COUNCILLORS – Cllr Alford (Chair), Cllr Beech, Cllr Greenwood, Cllr Hughes, Cllr Irons, Cllr Kirk, Cllr Latham, Cllr McLachlan, Cllr Riggs, Cllr Roberts, Cllr Rooker, Cllr Wakem, Cllr Wells, Cllr Wilkes and Cllr Woolford.
Miss Sue Lemon, Clerk,
Miss Clare Bullimore, Deputy Clerk (*minutes*).

1. APOLOGIES

Cllr Letchford, Cllr Tinto.

2. DECLARATIONS OF MEMBERS' INTERESTS IN AGENDA ITEMS

Cllr Beech: 5 Day Planning Consultation: PA17/11078 (left the room during discussion)

Cllr Rooker: personal interest in PA17/10601 (left the room during discussion)

Cllr Roberts: interest in PA17/10601 (presented but did not vote)

3. PUBLIC PARTICIPATION

Mrs Penny Beech spoke against PA17/11078.

Mr Montgomery spoke in favour of PA17/10601.

Mr Baker spoke against PA17/11379.

4. APPROVE MINUTES OF LAST MEETING: 06-12-17

Proposal: The minutes be approved

Proposed: Cllr Latham, **Seconded:** Cllr Wakem, **Resolution:** The minutes were unanimously approved.

5. STANDING ITEM: 5 DAY PLANNING CONSULTATIONS: PA17/11078

Cllr Beech left the room.

There was discussion as to whether any policy had been breached and whether there were material considerations that could be used. Cllr Kirk was concerned about contaminated land but didn't feel the material considerations were strong enough.

Proposal: to agree with the case officer and approve the application subject to a contamination report and remedial work taking place (proposed: Cllr Roberts, seconded: Cllr Wilkes).

Resolution: support the proposal (9 in favour, 1 objection, 4 abstentions).

6. NOTIFICATION OF PLANNING APPEALS: PA16/1206, PA17/06330

Two planning appeals have come in, if the Planning Committee would like to add further comments they have until the 10 January 2018 to do so. This will be reviewed at the next meeting.



7. UPDATE: PA17/08568, ATTENUATION POND

The Planning Officer has been in contact to explain that the application for drainage has been approved by the Sustainable Drainage Officer.

8. PLANNING APPLICATIONS

Application PA17/11334, HARROWBARROW

Description Alterations to first floor of barn adjacent to dwelling to form a one-bedroom self-contained annex.

Location Cleave Callington Road Harrowbarrow PL17 8AL

Applicant Mr & Mrs Pollard

Proposal to support this application (proposed: Cllr Rooker, seconded: Cllr Roberts)

Resolution **TO SUPPORT THIS APPLICATION** (1 abstention, all others in favour)

Application PA17/11379 - CALSTOCK

Description Proposed detached dwelling

Location Land Adjacent To Rosehill House Higher Kelly Calstock Cornwall

Applicant Mr And Mrs Johns

Proposal to object to this application due to capacity of physical infrastructure, adverse impact on nature conservation interests and biodiversity opportunities, layout and density of building, design, visual appearance (not in keeping with the area and too large for the site). The area is in the AONB and Conservation site. (proposed: Cllr Latham, seconded: Cllr Wilkes)

Resolution **UNANIMOUS OBJECTION TO THIS APPLICATION**

Application PA17/10983 - DELAWARE

Description Non-material amendment for revision and addition of rooflights in respect of decision PA14/11836

Location Delaware House Delaware Road Drakewalls Gunnislake Cornwall PL18 9EG

Applicant Mr And Mrs W Franz

Proposal to have no objection to this application (proposed: Cllr Latham, seconded: Cllr Wilkes)

Resolution **TO HAVE NO OBJECTION** (1 abstention, all others in favour)

Application PA17/11215 - GUNNISLAKE

Description Erection of Dwelling

Location Land East Of Maltsters Kingswood Road Gunnislake Cornwall

Applicant Mr Colin Cocking

Proposal To support the application if the views of the WHS are taken into consideration

Resolution **TO SUPPORT IF THE VIEWS OF THE WHS ARE CONSIDERED** (13 in favour, 1 objection, 1 abstention)



Application PA17/10601 - HARROWBARROW
Description Change of use from class A4 (drinking establishments) with C3 residential to A1 (retail) with C3 residential
Location Cross House Inn School Road Harrowbarrow Callington
Applicant Mr And Mrs Gary Montgomery
Cllr Rooker left the room having declared a personal interest, Cllr Roberts presented but did not vote
Proposal To support the change of use (proposed: Cllr Kirk, seconded: Cllr Greenwood)
Resolution **TO SUPPORT THE CHANGE OF USE** (8 in favour, 2 objections, 2 abstentions)

Application PA17/10688 - GUNNISLAKE
Description Listed building consent for installation of two replacement windows.
Location Chimney Cottage Under Road Gunnislake Cornwall
Applicant Mr Robert Burns
Proposal To support the application (proposed: Cllr Latham, seconded: Cllr Roberts)
Resolution **TO SUPPORT THE APPLICATION** (unanimous)

Application PA17/11509 - DELAWARE
Description Change of use of former Methodist chapel into parish archive and meeting facilities
Location The Methodist Chapel Cemetery Road Drakewalls PL18 9EP
Applicant Calstock Parish Council
This application was noted as the Calstock Parish Council own the building and have put the application in

The meeting closed at 1930

Signed..... Date.....