



Minutes of a meeting of the **Calstock Parish Council, PLANNING COMMITTEE**  
 held on **Tuesday 06 October 2020**  
 via GoogleMeet commencing at **7.00pm**.

Those present were; -

**COUNCILLORS** – Cllr Alford, Cllr Beech, Cllr Boreham, Cllr Greenwood, Cllr Letchford, Cllr Polglase, Cllr Riggs, Cllr Roberts, Cllr Tinto, Cllr Wakem, Cllr Wells.  
 Miss Clare Bullimore, Deputy Clerk (minutes).

Cllr Greenwood chaired the meeting.

**1. APOLOGIES**

Cllrs Brown, Irons, Wilkes. Miss Sue Lemon.

**2. DECLARATIONS OF MEMBERS’ INTERESTS IN AGENDA ITEMS**

Cllrs Riggs, Polglase and Tinto all declared an interest in Planning Applications PA20/07270 and PA20/07911 as they either know the applicants. The Chairman gave them dispensation to speak about the applications but not to vote.

**3. PUBLIC PARTICIPATION**

The applicants spoke during discussion on applications PA20/07270 and PA20/07911

**4. APPROVE MINUTES OF LAST MEETING: 22-09-2020**

**Proposal/Resolution:** the minutes be approved. Proposed: Cllr Roberts, seconded: Cllr Letchford – 1 abstention (Cllr Polglase who was absent at the last meeting) – all others in favour.

**5. TREE PRESERVATION ORDER – PA20/01979/PREAPP**

Correspondence had been received from Alan Rowe, Tree Officer to say TPO’s would not be placed on the trees now but any trees are considered as a material consideration when planning applications are forthcoming. Jerome Irons had written a statement that was shared about his disappointment with this and the process whereby trees can be removed before an application is submitted. Cllr Roberts raised the question that as the site is a plantation, trees historically were grown to be harvested. Comments were noted.

**6. 5 DAY PLANNING CONSULTATIONS**

None

**7. PLANNING APPLICATIONS**

<b>Application</b>	<b>PA20/06128</b>	<b>GUNNISLAKE</b>
Proposal	Construction of rear single storey extension with balcony at first floor level.	



Location Hame, Bealswood Road, Gunnislake, PL18 9DA

Applicant Mr Jason Sherwood

**PROPOSAL/RESOLUTION:** to object to this proposal on the grounds that two valuable parking spaces would be lost with the extension of the balcony and this would present highway issues. If the plan were resubmitted with off-road parking it would be looked on more favourably. Proposed: Cllr Wakem, seconded: Cllr Wells – unanimous.

**Application PA20/07270 CALSTOCK**

Proposal Alterations and balcony extension with amenity terrace to upper ground floor level

Location Kelly House, Lower Kelly, Calstock

Applicant Mr And Mrs Rhodri And Angela Powell

**PROPOSAL/RESOLUTION:** To support this application. Proposed: Cllr Wells, seconded: Cllr Roberts – 3 abstentions (having declared an interest), all others in favour.

**Application PA20/07911 CALSTOCK**

Proposal Listed Building Consent for alterations and balcony extension with amenity terrace to upper ground floor level

Location Kelly House, Lower Kelly, Calstock

Applicant Mr And Mrs Rhodri And Angela Powell

**PROPOSAL/RESOLUTION:** To support this application. Proposed: Cllr Wells, seconded: Cllr Roberts – 3 abstentions (having declared an interest), all others in favour.

**Application PA20/07603 CALSTOCK**

Proposal Proposed extension and internal alterations to provide ancillary accommodation

Location Poppyfield, Harewood Road, Calstock

Applicant Mr and Mrs V Scoble

**PROPOSAL/RESOLUTION:** to support this application. Proposed: Cllr Tinto, seconded: Cllr Wakem – unanimous.

**Application PA20/07665 HARROWBARROW**

Proposal Construction of detached single-storey two-bedroom bungalow, provision of external garden amenity space and vehicular parking with associated works

Location Plot 6, Badgers Brook, Higher Metherell, Callington

Applicant Mr David Trezise

**PROPOSAL/RESOLUTION:** to object to this application as it is extension into the open countryside and contravenes Cornwall Local Plan Policy 3; and is outside the settlement boundaries as drafted in the NDP (Policy HP1) which is going through Regulation 16 having received overwhelming support at regulation 14. Proposed: Cllr Roberts, seconded: Cllr Tinto – unanimous.



**Application PA20/07500 HARROWBARROW**  
 Proposal New detached three-bedroom dwelling with garage and rooftop amenity space.  
 Location Land Adj To Rising Sun Nurseries, Harrowbarrow, Callington  
 Applicant Mr Andy Collings

**PROPOSAL:** to object to this application on the grounds that the layout and density of the building on a small and restricted site and is therefore overdevelopment with lack of amenity space. **Proposed:** Cllr Roberts.

**AMMENDMENT:** to add that it is extending into the open countryside and is not infill and is becoming a ribbon development thereby contravening CLP Policy 3, it also contravenes the emerging Calstock Neighbourhood Development Plan policy HP1 as it is outside the settlement boundaries. Proposed by Cllr Tinto, seconded by Cllr Letchford.

**A VOTE WAS TAKEN ON THE AMMENDMENT:** In favour of the amendment 4; objections to the amendment: 4; abstentions 2. Chairman’s casting vote: in favour of the amendment.

**PROPOSAL/RESOLUTION:** to object to the application on the grounds of overdevelopment and intensification of a small and restricted site, layout and density and lack of amenity space and that it contravenes CLP Policy 3 and the emerging Calstock NDP Housing Policy 1. Proposed: Cllr Tinto, seconded: Cllr Wells – 7 in favour, 2 objections, 1 abstention.

**Application PA20/07881 DELAWARE**  
 Proposal Application for works to tree subject to TPO: 2m crown reduction to Sycamore.  
 Reduce hedge to fence height 2m approximately.  
 Location 2 Raven Close St Anns Chapel Gunnislake Cornwall  
 Applicant Mrs Judith Taylor-Shilling

**PROPOSAL/RESOLUTION:** to object to this application as no written evidence has been submitted by the tree officer to evidence that the tree is diseased and/or hazardous. Proposed: Cllr Wells, seconded: Cllr Beech – 1 abstention all others in favour of objecting.

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The meeting closed at 1951

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