



## **Minutes of a meeting of the Calstock Parish Council, PLANNING COMMITTEE**

held on **Tuesday 22 February 2022**, in the Tamar Valley Centre at 1900.

Those present were: -

COUNCILLORS, Cllr Ashley, Cllr Beech, Cllr Greenwood, Cllr Jaggard, Cllr Ledger, Cllr Letchford, Cllr Tinto, Cllr Trapp, Cllr Wells.

Miss Sue Lemon (Clerk), Miss Clare Bullimore (Deputy Clerk).

### **1. APOLOGIES**

Cllr Kirk, Cllr Alford, Cllr Wilkes, Cllr Polglase, Cllr Newton Chance, Cllr Wakem  
Cllr Jaggard left the meeting early.

### **2. DECLARATIONS OF MEMBERS' INTERESTS IN AGENDA ITEMS**

Cllr Letchford declared an interest in the 5 Day Planning Consultation: PA21/07621 and left the room.  
Cllr Ashley declared an interest in PA22/00452 and left the room.

### **3. PUBLIC PARTICIPATION**

None.

### **4. APPROVE MINUTES OF LAST MEETING: 01-02-2022\***

Proposal/resolution: the minutes be approved. Proposed: Cllr Letchford seconded: Cllr Tinto – agreed by all those present at the last meeting.

### **5. 5 DAY PLANNING CONSULTATION: PA21/07621**

**Proposal/resolution:** agree with the Planning Officer who was thanked for providing a thorough and informative report– proposed: Cllr Jaggard, seconded: Cllr Beech – unanimous.

### **6. RECOMMENDATION THAT A PLANNING STRATEGY ADVISORY COMMITTEE IS SET UP AND THE TERMS OF REFERENCE ARE RECOMMENDED TO FULL COUNCIL FOR APPROVAL**

**Proposal/recommendation:** to recommend the Terms of Reference to Full Council for a small advisory committee to sit under the Planning Committee. Proposed: Cllr Tinto; seconded: Cllr Trapp – unanimous.

### **7. NDP SUMMARY DOCUMENT**

The Deputy Clerk produced a summary document with just the NDP Policy Intentions. It was agreed that this is a useful document and councillors can print it out as necessary.

### **8. PLANNING APPLICATIONS**

Application: PA21/12635 GUNNISLAKE  
Proposal: Proposed rear extension, involving change of use of agricultural land to residential curtilage to the extent of the proposed extension footprint.  
Location: 1 New Cottages, King Street, Gunnislake



Applicant: Mr And Mrs Wakeham

**Proposal/resolution:** to support this application – proposed: Cllr Trapp, seconded Cllr Greenwood -unanimous.

Enquiry reference: PA22/00958 CHILSWORTHY

Proposal: Non Material Amendment in relation to Decision Notice PA19/04289 dated 02.08.2019: to use the existing driveway rather than the one shown on the approved plans.

Location: Land South Of Philcrist, Chilsworthy, Gunnislake PL18 9PB

Applicant: Miss G Harris

**Proposal/resolution:** to support this application. Proposed: Cllr Greenwood; seconded: Cllr Trapp – unanimous.

Application: PA22/00861 CALSTOCK

Proposal: Remodelling of the existing property including a loft conversion, new windows and cladding, and the demolition and reconstruction of the existing studio.

Location: Springfield, Higher Kelly, Calstock

Applicant: Mr and Mrs Greaves

**Proposal/resolution:** not to support the application in its current form due to the elevations and dormer windows proposed and we share the concerns submitted by the AONB about the windows and the detrimental visual impact these will have. Proposal: Cllr Tinto; seconded: Cllr Letchford – unanimous.

Application: PA22/00463 HARROWBARROW

Proposal: The proposal seeks works to convert double garage and storage with ancillary residential accommodation above to a self-contained one bed dwelling.

Location: 2 Chapel Terrace, Harrowbarrow,

Applicant: Mrs Rebecca Perry

**Proposal/resolution:** it was agreed to support this application while noting that in the Neighbourhood Development Plan, TC2 states that conversion of garages would only be permitted with replacement of on-site parking. However, ward members were able to report that there is ample space for off-road parking. Proposed: Cllr Jaggard, seconded: Cllr Letchford – unanimous.

Application: PA22/00110 CHILSWORTHY

Proposal: Restoration of derelict barn for ancillary use as a workshop/studio serving existing dwelling

Location: Trewithen, Coxpark, Latchley, PL18 9BA

Applicant: Mr Richard Newton Chance

As with other applications made by Councillors, this was noted and delegated to the Planning Officer.

Application: PA22/00452 DELAWARE

Proposal: Temporary siting of a residential chalet with agricultural worker tie for 3 year trial period



Location: Sunny Corner, Bakers Lane, Albaston PL18 9GJ

Applicant: Billy Harris Tamar Valley Alpacas Ltd

**Proposal/resolution:** to object to this application as no technical appraisal has been submitted with audited accounts and there is no evidence that there is an essential need for a presence on the holding. Proposed: Cllr Beech, seconded: Cllr Tinto – unanimous.

The meeting closed at 1930

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