



SALTASH NEIGHBOURHOOD DEVELOPMENT PLAN

POLICY RUR 2: VILLAGE DEVELOPMENT BOUNDARIES AND RURAL HOUSING SITES

1. Village development boundaries are set for the following villages:

- Trehan
- Forder
- Trematon.

POLICY RUR 2 .4

4. Outside village settlement boundaries only affordable housing led local needs residential development under LP:SP Policy 9 and appropriate rural development under LP:SP Policy 7 will be supported subject to:

- i. a maximum of 8 dwellings that reflect the nature of the local housing need; and**
- ii. the site immediately adjoins a suitable part of the village settlement boundary as defined in this policy.**
- iii. the extent of development, layouts, design**

solutions, densities, scale and massing etc. being demonstrably responsive to and informed by the historic and landscape character of site and an understanding of setting and wider context of any designated or undesignated historic environment assets nearby (In accordance with CLP Policies 12 and 24, and policy ENV3 of this Plan); and

- iv. Submission of proportionate archaeological and heritage assessments and agreement to archaeological investigation and heritage impact mitigations to include desk-based appraisal, watching brief, field evaluation, targeted excavation, historic / archaeological recording and interpretation, as required.**

PLANNING APPLICATION DESCRIPTION (PA22/07188)

Hybrid application for Rural Exception Site comprising detailed consent for eight bungalows, four double garages, parking, access road and open space area and outline consent for two self-build / custom build bungalows with access scale and layout to be determined at the outline stage some matters relating to appearance and landscaping for determination as reserved matters