

From: Chris Marsh
To: [Walton Lisa](#)
Subject: RE: P/18/051/FUL Glamping, Karma St Martins
Date: 09 November 2018 18:37:51
Attachments: [image001.png](#)
[image002.png](#)
[image003.png](#)
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[image88c038.PNG](#)

Dear Lisa,

Thanks for your email and confirmation as regards full Council procedures – that had been my expectation but glad I have not missed anything.

It is my understanding that each tent will be provided with it's own fresh water tank, attached inconspicuously to the rear of the bathroom pod. I am awaiting the contractor's confirmation of exactly how this works, however, and how this water is then heated for shower/sink. If necessary, though, I'd suggest that these finer technical details could be agreed by condition – much as per ventilation apparatus at restaurants, for instance. You are correct that drinking water would be provided in bottles and replenished on request or, more likely, at turnaround times.

In relation to the sewerage requirements, I agree the proposal represents effectively an extra six rooms and have received confirmation from the hotel that their existing system has capacity to accommodate this. I understand they now employ a BioDisc system, which processes waste so that clean water can be discharged to the sea, thus greatly reducing on-site storage/collection requirements. The toilet units can be emptied directly into this processing facility without needing to go through the building. Glampotel also provides its facilities with environmentally-safe soap and toiletries, so that grey water runoff can be safely discharged.

I hope this is helpful and will endeavour to provide the additional technical information shortly in order that this is available prior to determination.

Kind regards,

Chris Marsh
Senior Planner

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From: Walton Lisa <Lisa.Walton@scilly.gov.uk>
Sent: 09 November 2018 14:10
To: Chris Marsh <Chris.Marsh@evansjones.co.uk>
Subject: RE: P/18/051/FUL Glamping, Karma St Martins

Dear Chris

Many thanks for sending through the outstanding information. In answer to you public speaking question – no we don't permit any public speaking. It can be watched live on Youtube: <https://www.youtube.com/channel/UCUBq9jwjFaZqDrWB91zxc2Q> but this is not interactive and if you were to attend in person then you would not be given any opportunity to speak. It is of course up to you if you consider you would need to attend the meeting. The meeting date is scheduled to be on the 14th December 09:30am at the Old Wesleyan Chapel on St Mary's.

I wonder if you could confirm the location of the water storage tanks. I am assuming one per tent? Am I correct in understanding drinking water would need to be provided by a bottled supply? How would the water be heated.

Can I also ask if the Hotel sewerage capacity is adequate to accommodate the waste of 6 additional family rooms (which I am assuming each tent is suitable for)? Can you provide me with any details on the existing system, I am aware that it has been problematic this year. It does beg the question as to whether it is capable of accepting such an increase in use. I am also interested to understand if there a facility that enables the waste tanks to be emptied without going into the building? These may be separate health and safety/EHO questions but these are questions our Members may ask about the proposal?

Thanks
Lisa

From: Chris Marsh <Chris.Marsh@evansjones.co.uk>
Sent: 09 November 2018 10:59
To: Walton Lisa <Lisa.Walton@scilly.gov.uk>
Subject: RE: P/18/051/FUL Glamping, Karma St Martins

Dear Lisa,

Further to our exchange yesterday, I am pleased to attach the final Archaeological Assessment in respect of the above, which I have now reviewed in full. The content, I believe, is self-explanatory however in the light of the comprehensive commentary in respect of potential buried archaeology I would reiterate, of course, that the proposals will not require any groundworks. That said, we would of course be receptive to a monitoring/reporting condition if any opportunity to contribute to local archaeological recording arise unexpectedly in the course of setting out the scheme.

I trust this will enable you to carry out any necessary further wider consultation, particularly with the Cornwall Archaeological Unit, and can confirm that Southwest Archaeology are more than happy to respond directly to any further questions arising.

On a separate note, the comments of David Jackson on behalf of the Islands Partnership are welcomed. I would note that the proposed accommodation – particularly in offering a premium product and being heavily targeted toward the ‘short break’ market – aligns closely with the identified objectives/opportunities set out in the Destination Management Plan, which I am sure will be a material consideration in decision-making.

I have also received clarification over the toilet unit to be used; this is to be a Thetford ‘Curve’ model, per the attached specifications. It is self-contained and a sealed unit, thus guarding against any mishaps when handling between stays. I trust this is of assistance in your discussions with your EHO.

In respect of the full Council meeting in December, perhaps you could confirm whether or not there is a ‘public speaking’ element (I was unable to identify such from previous minutes) and, if so, whether it would be worthwhile my attending?

Kind regards,

Chris Marsh
Senior Planner

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From: Walton Lisa <Lisa.Walton@scilly.gov.uk>

Sent: 08 November 2018 12:12

To: Chris Marsh <Chris.Marsh@evansjones.co.uk>

Subject: P/18/051/FUL Glamping, Karma St Martins

Dear Chris

I am writing to let you know that as the application is going to Full Council in December I have arranged a Members site visit. This will take place on Tuesday 13th November – in the morning. There doesn't have to be any applicant/agent representation but I thought I'd let you know we will be on St Martins looking at the site. It would be good to know if we're likely to be in a position to start reconsultation on this by then? Are you able to give me an update on the outstanding information?

Look forward to hearing from you.

Thanks

Lisa

Lisa Walton MRTPI

Senior Officer: Planning and Development Management

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