

## Walton,Lisa

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**From:** David Perry <David@wmweller.co.uk>  
**Sent:** 09 July 2015 17:33  
**To:** Walton,Lisa  
**Subject:** RE: Well Cross - Discharge of Planning Conditions P/14/026 FUL and P/14/027 FUL

Lisa,

Thank you for the email .

I shall ask S J Quick regarding the restrictors.

The stone wall won't be raised, fencing will be inserted in the lower section. To confirm no further masonry work to the wall will be undertaken. I shall submit a discharge of this condition early next week as I'm tied up tomorrow on another project.

Kind regards

David Perry MRICS  
Wm G Weller & Son Ltd

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**From:** Walton,Lisa [mailto:LWalton@scilly.gov.uk]  
**Sent:** 09 July 2015 16:12  
**To:** David Perry  
**Subject:** RE: Well Cross - Discharge of Planning Conditions P/14/026 FUL and P/14/027 FUL

Hi David

Thanks for that. I note the development is progressing well. I've been over to the site now and note the rooflights were installed but not with restrictors, or at least only one had its restrictor in place, but the contractor we spoke to wasn't sure if this was set at the minimum (in terms of how much you could open it). You certainly could see the rear windows of the back of Lemon Hall. I wonder if you could confirm (It wasn't clear on the velux restrict spec) whether the restrictor is adjustable? The obscure glazing works really well though.

I also noted the solar thermal panels were already in place and they were in full sun.

The extraction mechanism, that i raised concerns about, doesn't actually go through the back (south) wall of the single bed unit and does go through the west wall. I will be happy to recommend conditions 8 and 18 can be discharged. The paperwork for this should be sent out this week.

Finally I wasn't clear on the boundary treatments, I did speak to the contractor and he suggested the stone wall will be increased to a 2m height. Will you be submitting a Discharge of condition for this shortly?

Lisa

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**From:** David Perry [mailto:David@wmweller.co.uk]  
**Sent:** 09 July 2015 10:45  
**To:** Walton,Lisa  
**Cc:** peter@crha.org.uk; Samantha Quick  
**Subject:** RE: Well Cross - Discharge of Planning Conditions P/14/026 FUL and P/14/027 FUL

Lisa,

The noise would be minimal, and with regard to odour this is a domestic kitchen and I doubt it would be noticeable unless they lean against our fence at extract height. Hopefully in the few weeks the adjoining owners actually reside at the property this will never be an issue.

I do appreciate you are required to ask the question.

Kind regards

David Perry MRICS  
Wm G Weller & Son Ltd

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**From:** Walton,Lisa [<mailto:LWalton@scilly.gov.uk>]  
**Sent:** 09 July 2015 10:37  
**To:** David Perry  
**Subject:** RE: Well Cross - Discharge of Planning Conditions P/14/026 FUL and P/14/027 FUL

Thanks for getting back to me.

My concern was in relation to the noise and odour associated with the fan being located so close to the private garden space of Lemon Hall and needing to explore whether it was possible to relocate to the side and if not was there a justifiable reason as to why not. I hope you can understand the need to explore this with you.

Again I'll have a look when on site this afternoon.

Regards  
Lisa

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**From:** David Perry [<mailto:David@wmweller.co.uk>]  
**Sent:** 09 July 2015 10:11  
**To:** Walton,Lisa  
**Subject:** RE: Well Cross - Discharge of Planning Conditions P/14/026 FUL and P/14/027 FUL

Lisa,

Unfortunately this would be very problematic. The client has minimum storage standards to achieve for grant purposes and to accommodate the flue in the side wall is not something that we consider is necessary where it impacts on the function etc of the dwelling.

We shall continue to construct as the proposed plans submitted.

Kind regards

David Perry MRICS  
Wm G Weller & Son Ltd

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**From:** Walton,Lisa [<mailto:LWalton@scilly.gov.uk>]  
**Sent:** 08 July 2015 16:57  
**To:** David Perry  
**Subject:** RE: Well Cross - Discharge of Planning Conditions P/14/026 FUL and P/14/027 FUL

Hi David

In relation to the single room manrose extraction units, proposed for each kitchen area. I would like to get the one through the south wall re-position through the west wall? If this is not possible please could you let me know the reasons for this.

If possible please can you forward an amended plan?

Thanks  
Lisa

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**From:** David Perry [mailto:David@wmweller.co.uk]  
**Sent:** 08 July 2015 15:47  
**To:** Walton,Lisa  
**Cc:** peter@crha.org.uk; sam.strick@daveyandgilbert.co.uk; Samantha Quick; Julian Gilbert  
**Subject:** RE: Well Cross - Discharge of Planning Conditions P/14/026 FUL and P/14/027 FUL

Lisa,

Details of the solar panel advised by Davey & Gilbert as the attached drawing and a link below to view.  
<http://www.solfex.co.uk/Product/133-fk-500-p-fk-500-l/>

Regarding the mapping etc the positioning is limited and is as far up the roof slope as possible (as noted in the fourth paragraph of my email of 12 May 2015). Therefore any mapping etc is a cost that will not prove beneficial as the option to relocate is not viable. However by copy of this email to Davey & Gilbert I will ask them to comment as they are the experts and may be able to suggest any possible scope for improvement.

I trust this is acceptable.

Regards

David Perry MRICS  
Wm G Weller & Son Ltd

---

**From:** Walton,Lisa [mailto:LWalton@scilly.gov.uk]  
**Sent:** 08 July 2015 11:59  
**To:** David Perry  
**Subject:** RE: Well Cross - Discharge of Planning Conditions P/14/026 FUL and P/14/027 FUL

Hi David

I wonder if you're able to confirm the manufacturer of the solar thermal panels? Also there has been a suggestion that the roof slope, where these are intended to be positioned, will be in shadow from Lemon Hall. It is the most appropriate location and I have a reasonable grasp of the summer sun-path to understand that longest shadows are cast early in the morning (and will fall in a westerly direction) and then later in the evening (where they fall towards the east) and at midday shadows are at their shortest (but will fall generally towards the north). Has any mapping of shadows been carried out here to understand whether the thermal panels will be effective on a year round basis. I'm not clear on how effective they are when they are in shadow?

If you could let me know?

I've arranged with SJ Quick to go in to the dwellings tomorrow, to look at the roof lights. If the sun is out I will have a look to gauge how much shadow is cast on to the Wellcross development, from Lemon Hall.

Regards  
Lisa

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**From:** David Perry [mailto:David@wmweller.co.uk]  
**Sent:** 12 May 2015 15:40  
**To:** Walton,Lisa

**Cc:** [peter@crha.org.uk](mailto:peter@crha.org.uk)

**Subject:** RE: Well Cross - Discharge of Planning Conditions P/14/026 FUL and P/14/027 FUL

Dear Lisa

Attached submission for the discharge of conditions 8 and 18 for P/14/026 FUL.

Condition 8 - Details of sustainable measures - Drawing E01 P2 and M01 P2 detail the proposals in connection with the mechanical and electrical installations. Notably; low energy LED down-lights, Solar Thermal Panel, flow restrictors to limit the water usage, Dual- flush WC and heat recovery units. In addition rainwater butts connected to the downpipes will be provided to each property.

Condition 18 - Mechanical and ventilation/extraction treatments – Drawing M01 P2 detail the proposals in connection with the mechanical and electrical installations.

Solar panels have been positioned appropriately and co-ordinated with the structural limitation of the roof.

With regard to condition 17 boundary treatments Peter Moore and I will be reviewing on our next visit then submitting a proposal.

Should you require further detail please do not hesitate to contact me.

Regards

David Perry MRICS  
Director  
**For and On Behalf of:**  
Wm G Weller & Son Ltd  
Chartered Quantity Surveyors  
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**Walton,Lisa**

---

**From:** Walton,Lisa  
**Sent:** 21 July 2015 16:22  
**To:** David Perry  
**Cc:** samantha@quickandsons.co.uk; Dryden, Craig; King, Andrew  
**Subject:** FW: Well Cross - Discharge of Planning Conditions P/14/026 FUL  
**Attachments:** Fencing condition 17 Well Cross.pdf; photo.jpg

Hi David

In relation to the rooflights and the boundary fence. I have a couple of questions.

1. Do you know if the rooflight restrictor is in place on the attached photo and can you confirm this is secured to prevent the window being opened wider?
2. We would like to explore the possibility of increasing the height of the boundary fence. Please can you come back to me with any alternative solutions to boundary fencing in relation to condition 17?

Many thanks  
Lisa

---

**From:** David Perry [mailto:David@wmweller.co.uk]  
**Sent:** 13 July 2015 17:33  
**To:** Walton,Lisa  
**Subject:** RE: Well Cross - Discharge of Planning Conditions P/14/026 FUL

Lisa,

Will this suffice?

This is not a measured survey of the fencing but in essence the height is 600mm apart from a small length where the wall steps up at the western end and the fence reduces to 400/450mm.

The proposal is to align the fence with the top of the existing masonry boundary wall so we have a clean line through.

Let me know if you require anything else.

Kind regards

David Perry MRICS  
Wm G Weller & Son Ltd

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**From:** David Perry  
**Sent:** 13 July 2015 17:02  
**To:** 'Walton,Lisa'  
**Subject:** RE: Well Cross - Discharge of Planning Conditions P/14/026 FUL

Lisa,

If you could to save the cost that would be appreciated.

I'll put on a plan and forward across.

Regards

David Perry MRICS  
Wm G Weller & Son Ltd

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**From:** Walton, Lisa [mailto:LWalton@scilly.gov.uk]  
**Sent:** 13 July 2015 17:00  
**To:** David Perry  
**Subject:** RE: Well Cross - Discharge of Planning Conditions P/14/026 FUL

Hi David,

Thanks for sending this through,. As I've not yet formally discharged 8 and 18 do you want me to include this one in that application? If you do could you transpose this on to a plan so I can put it on file. Should be able to turn it around this week, providing we don't need it amending.

Thanks  
Lisa

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**From:** David Perry [mailto:David@wmweller.co.uk]  
**Sent:** 13 July 2015 16:40  
**To:** Walton, Lisa  
**Cc:** peter@crha.org.uk; Samantha Quick  
**Subject:** RE: Well Cross - Discharge of Planning Conditions P/14/026 FUL

Dear Lisa,

Proposal for the discharge of conditions 17 boundary treatments for P/14/026 FUL.

Sawn 150mm x 25mm ex size board vertical with approx 25mm gaps between (to allow wind to pass through and not act as sail) on rails to sit 600mm above lowest section of the wall filling the gaps of the lowest two sections. Boards would be fixed on the adjoining owners side (not the usual practice but to act in a spirit of goodwill) with the rails on CRHA side. Posts would not be fixed to the wall, but set in the concrete slab and braced to the external wall. Finish would be tantalised/treated (green) which will weather in light brown and avoid the need for constant redecoration and maintenance.

Should you require further detail please do not hesitate to contact me. Alternatively I'm on the islands on Thursday this week and could meet up for brief discussion on site.

Kind regards

David Perry MRICS  
Director  
**For and On Behalf of:**  
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**Walton,Lisa**

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Lisa,

The fence will not be attached to the adjoining owners side. It will be in posts holes or brackets on CRHA ownership and braced (if required) against the frame of our building.

I assume no detail is now required as it does not attach to the boundary?

Regards

David Perry MRICS  
Wm G Weller & Son Ltd

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**Sent:** 21 July 2015 15:23  
**To:** David Perry <David@wmweller.co.uk>  
**Subject:** RE: Well Cross - Discharge of Planning Conditions P/14/026 FUL

Hi David

From the description of the fence you suggest you will be attaching the fence to the adjoining owners side with the rails on the side of CRHA? Please can you provide a section to show the position of the fence and the methods of attachment to the wall?

Many thanks  
Lisa

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**Subject:** RE: Well Cross - Discharge of Planning Conditions P/14/026 FUL

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## Walton,Lisa

---

**From:** Walton,Lisa  
**Sent:** 21 July 2015 16:44  
**To:** David Perry  
**Subject:** RE: Well Cross - Discharge of Planning Conditions P/14/026 FUL

Hi David

Thanks for confirming that. It would help me understand the position of the fence and where it will be attached if you could provide us with a section plan.

Thanks  
Lisa

---

**From:** David Perry [mailto:David@wmweller.co.uk]  
**Sent:** 21 July 2015 16:34  
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**Subject:** RE: Well Cross - Discharge of Planning Conditions P/14/026 FUL

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Kind regards

David Perry MRICS  
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**Subject:** RE: Well Cross - Discharge of Planning Conditions P/14/026 FUL

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**To:** Walton,Lisa  
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