

P/17/054



Lyonnesse House,
Lower Strand,
St. Mary's,
Isles of Scilly.
TR21 OPS
22nd July 2017

Dear *Ms. Walton*

We are writing to you to express our grave concerns, and indeed our objection to the siting of a mobile food outlet on Lower Strand.

We are sure many others have raised the same concerns, but as both permanent residents and business owners in the immediate vicinity, we must add our voices to the many others who object strongly to this proposition.

Our reasons are many; mainly of course, the smell, the constant disruption and noise, the increased problem of excessive rubbish and litter, the gull situation and the obvious impracticality of an outlet in an exposed area of town.

Even when complying with the required regulations for the extraction and filtering of fumes, the smell of frying will still be pervasive, as it is even with the established fish and chip shops in town. All the rooms at the front of Lyonnesse House are either sitting rooms or bedrooms, which I believe was suggested as a valid reason to reject a previous application elsewhere. The windows are almost always open to some degree. One of the things our visitors enjoy most is the pollution-free fresh sea air that is so special here. Those of my guests to whom I have spoken about this are utterly dismayed. Some have intimated that they may not return and others have mentioned drawing up a petition. Even outside trading hours the smells will persist, invade the rooms and permeate the furnishings. I speak from experience, having cooked fish for Dinner just once a week for over forty years. The prospect of six hours trading each day, six or seven days a week for the most important six months of the year is intolerable.

Most of Lower Strand is taken up with Bus Stop places, leaving little room at one end of the road for any parking. With restricted parking elsewhere in Town, this is an important consideration. The road narrows considerably in front of the Scillonian Club and already there can be congestion in the area, especially when deliveries or collections from the Club are being made. The addition of a large trailer will lengthen the narrow space and exacerbate the problem. The proposed site is directly opposite the Catholic Church which has already been considered as disrespectful and therefore an inappropriate place to site a fast food outlet. This has already been given as a valid reason to turn down a previous application. It would also be just in front of Lyonnesse which is a Grade II listed building, as I believe the Customs House adjacent to the site is too. I understand that in the Planning Regulations there is an Environmental Protection Clause (Policy 1, section c) where planning consent "will be permitted only where, as applicable, they preserve or enhance the character or appearance of the conservation area, and preserve the architectural or historic interest of all listed buildings including their features and settings."

Holgate Green is continually used all day and evening by so many people, locals and visitors alike. Even the Queen and Prince Phillip took time out of their busy schedule to reflect quietly for a while and study the view. It must be one of the most appreciated amenities that Hugh Town has to offer which surely would be severely compromised by the problems associated with a fast food outlet. It is just not fitting to put such an operation into this much valued area.

Even though the food business would be obliged to comply with restrictions regarding rubbish disposal, their customers certainly wouldn't be. The increased amount of litter generated could be immense. And visitors are

notorious for being careless with the disposal of their refuse. When Holgates Cottage was a Café and Takeaway a few years ago the litter problem increased tenfold.

This in turn leads me to another great problem – namely the gull situation. Already an increasing number of gulls use Lyonesse, and other tall buildings along The Strand, as aerial observation points over Holgates Green, launching themselves down onto unsuspecting people leaving them minus their food and badly shaken. The gulls surely need to be discouraged, not actively encouraged to demonstrate ever more aggressive behaviour. Also, when we open our front door in the morning, even now we find the contents of the rubbish bins have been pulled out by the gulls overnight, leaving detritus on the Green and blowing around The Strand. It is not pleasant as well as being an eyesore, and there are many mornings when we go and clear it up ourselves.

With the prevalent wind coming from between the North-West round to the North-East, how would the business be able to operate? If the opening of trailer faces onto the street the customers would be obliged to queue and wait on the road. If the opening were to face the sea, the wind will often make it impossible to keep the contents of the trailer under control, let alone the wrapping and serving of orders. Surely it would be more sensible to position the vehicle in a more sheltered area. Why could it not be sited together with the other food outlets at the back of the Town Hall? As I understand, they all offer different menus so wouldn't be in competition with each other. There would be fewer problems with access, greater freedom of traffic movement and no other business close by to be affected by smell, noise or disruption. Or, have you considered an alternative site close to the opening of the Industrial Estate, just off the main road? Another possible alternative to be considered could be the forecourt in front of the old Carn Thomas school. It would be on hard-standing ground and there are few, if any, businesses which would be affected by pollution issues. There would be plenty of room for customers to queue and await their orders without any traffic disruption or safety issues. Although not in the centre of Town, it is not too far away and finally the School buildings would afford considerable shelter from the prevailing wind.

Altogether, the issues outlined here and the potential problems would surely have a detrimental effect on our business. Lyonesse has operated as an accommodation provider for many years; sixty years in our family alone. We like to believe that we have worked long and hard to make our guests welcome and comfortable. With all these adverse issues attributable to a fast food outlet, all our best efforts could be negated. We truly believe that visitors are of vital importance to us and to all our lives in Scilly and their experiences must be as positive as possible.

We realise of course that we can be accused of being 'Nimbys', but we sincerely believe that we have good reason to be so. Other areas on St. Mary's have been considered as potential sites and have been turned down for fewer and less significant reasons than we have considered here.

We trust you will take our concerns very seriously when making your decision.

Yours sincerely,



} Permanent Residents
}
} Business Proprietors