



# COUNCIL OF THE ISLES OF SCILLY

Planning & Development Department  
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Barry Coupe  
Island Architects  
Courtney Cottage  
Fairfield Road,  
Iwerne Courtney  
Blandford Forum  
DT11 8QA

30th August 2018

Dear Barry Coupe

<b>PLANNING REFERENCE</b>	P/18/062/FUL
<b>DEVELOPMENT PROPOSED:</b>	Demolition of existing porch and construct new extension.
<b>LOCATION:</b>	33 Ennor Close, Old Town, St Mary's, Isles Of Scilly, TR21 0NL

Further to the submission of the above application I am writing to advise you following an assessment of the submitted plans there are a number of concerns. I have set these out below.

1. The proposed extension runs along the entire length of the boundary between 33 and 34 Ennor Close, which has the potential to have a dominating impact upon the neighbour at 34 to the north including over-shadowing of this neighbour's property and garden. Are you able to provide a response to this concern or amend the plans to reduce this impact?
2. The extension runs up to the boundary along the west elevation and would therefore result in a high gable wall along this boundary, which is not a common feature of properties in this area. I wonder if you're able to amend the plans to pull this away from the boundary or offer an alternative solution to reduce the visual impact of this extension?
3. The proposed en-suite bedroom is accessed externally suggesting some form of lettable room is being proposed, which may not be appropriate. I wonder if you're able to amend the plans to show access to this space from the existing porch, which would seem like a simpler solution for an ancillary bedroom.

The reason for pursuing such amendments is in the interest of amenity of the area and the potential impact of the extension on the wider public realm and the neighbouring property. If I have not heard back from you within 14 days of the date of this letter then I will assume you wish the application to be determined as submitted.

Yours sincerely

Lisa Walton  
Senior Officer: Planning and Development Management