



# COUNCIL OF THE ISLES OF SCILLY

Planning Department

Town Hall, The Parade, St Mary's, Isles of Scilly, TR21 0LW

☎ 0300 1234 105

✉ [planning@scilly.gov.uk](mailto:planning@scilly.gov.uk)

**Please Ask For:** Lisa Walton  
**Tel:** 01720 424456  
**Email:** [planning@scilly.gov.uk](mailto:planning@scilly.gov.uk)

**My Ref:** P/19/014/HH

**Your Ref:** 4067/NL/man

Mr Nicholas Lowe  
Llewellyn Harker Lowe Architects  
Home Farm  
East Pennard  
Shepton Mallet  
BA4 6TT

24 April 2019

Dear Nick,

**Location:** Norrard, Raven's Lane

**Proposal:** Modifications to existing holiday cottage including demolition of existing and replacement with new larger extension.

**Applicant:** Mr Robert Dorrien-Smith

## **Notice of intention to impose pre-commencement conditions under the Town and Country Planning (Pre-Commencement Conditions) Regulations 2018**

The Local Planning Authority is minded to recommend an approval of the above application to Members, at the May Full Council meeting, subject to the following pre-commencement condition:

*A) No development shall commence until a programme of archaeological work including a Written Scheme of Investigation has been submitted to and approved by the local planning authority in writing. The scheme shall include an assessment of significance and research questions, and:*

- 1. The programme and methodology of site investigation and recording*
- 2. The programme for post investigation assessment*
- 3. Provision to be made for analysis of the site investigation and recording*
- 4. Provision to be made for publication and dissemination of the analysis and records of the site investigation*
- 5. Provision to be made for archive deposition of the analysis and records of the site investigation*
- 6. Nomination of a competent person or persons/organisation to undertake the works set out within the Written Scheme of Investigation.*

*B) No development shall take place other than in accordance with the Written Scheme of Investigation approved under condition (A).*

*C) The development shall not be occupied until the site investigation and post investigation assessment has been completed in accordance with the programme set out in the Written Scheme of Investigation approved under condition (A) and the provision made for analysis, publication and dissemination of results and archive deposition has been secured.*

*[Note: The archaeological recording condition will normally only be discharged when all elements of the WSI including on site works, analysis, report, publication (where applicable) and archive work has been completed.*

**Reason:** *To ensure the site has provision for full recording of its archaeological potential in accordance with Policy 1 of the Isles of Scilly Local Plan 2005.*

**If you agree with the conditions** we can issue the grant of approval after the full council meeting (assuming Members approve this application) as soon as we receive your written agreement. If you do not send a written agreement we cannot issue the decision until the end of the notice period which is 10 working days after the day following the date of this notice (by the 8<sup>th</sup> May 2019).

**If you disagree with the conditions** any substantive response (disagreeing with the conditions or providing comments) must be received within 10 working days after the day following the date of this notice.

- If we receive a substantive response within this time frame we may then decide to either amend, remove or change the condition to post commencement or we may refuse the application.
- If we do not receive a response in this time period we will then issue the decision with the pre-commencement conditions as set out above.

Yours sincerely,



**Lisa Walton**

Senior Officer, Planning and Development Management