

Council of the Isles of Scilly Planning Application

Ref: P/21/071/FUL

Consultation Response

Date: 25th August 2021**Ref:** P/21/071/FUL**Site:** Hilldrop Flower Farm, Lower Town, St Martins**Proposal:** Replacement of polytunnel used for storage of machinery, tools and workshop with a secure agricultural building for the same purposes.

You are being consulted on this application as you may wish to make comments before a decision is made. Should you wish to make any comments on this application, please complete the response form below and return to planning@scilly.gov.uk by 16th September 2021 or by post to the Planning Department, Town Hall, The Parade, Hugh Town, St Mary's, Isles of Scilly TR21 0LW.

Link to application: <https://www.scilly.gov.uk/planning-application/planning-application-p21071ful>

I look forward to receiving your comments in due course. If I have not heard back from you by the 16th September 2021 then I will assume you have no comments to make.

Consultee Name: Cornwall Archaeological Unit

[Comments here](#)

Thank you for consulting us on this application. We have consulted the Cornwall & Isles of Scilly Historic Environment Record and the submitted (amended) Design and Access Statement, and note that the proposal is to remove the glazing from this glasshouse and to undertake further alterations to the building.

A glasshouse is shown on the site on the c1907 1:25-inch Ordnance Survey (OS) mapping and potentially incorporates an earlier, smaller building recorded on the c1880 1:25-inch map. A rapid analysis of modern OS maps and (2016) aerial photographs against the c1907 mapping suggests that this is one of two historic glasshouses surviving on St Martin's. The building therefore provides significant evidential value as one of the last remaining glasshouses associated with the early development and expansion of the flower growing industry – a distinctive and significant aspect of the heritage of the Isles of Scilly – and forming an important part of the historic character of St Martin's and the Isles of Scilly Conservation Area.

The building can therefore be considered a non-designated heritage asset. We note that the Design and Access statement makes no reference to the heritage value of the building and does not include an adequate Heritage Impact Assessment of the potential impacts of the proposal on the heritage significance of the glasshouse. We cannot advise further until the appropriate assessment has been

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provided. This application should not be determined before this assessment is received and we have had an opportunity to comment further. This assessment should be carried out by a suitably qualified organisation or individual in accordance with accepted national guidelines. This is in accordance with the provisions of NPPF (2021) Chapter 16, paragraph 194 and Isles of Scilly 2015-2030 Local Plan, policy OE7.

Name: Peter Dudley

Date: 24/09/2021