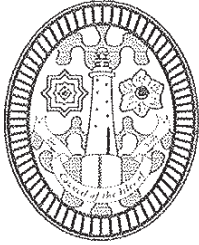


IMPORTANT – THIS COMMUNICATION AFFECTS YOUR PROPERTY



**COUNCIL OF THE ISLES OF SCILLY**

Old Wesleyan Chapel, Garrison Lane, St Mary's TR21 0JD  
Telephone: 01720 424350 – Fax: 01720 424317

Town and Country Planning Act 1990  
Town and Country Planning (Development Management Procedure) Order 2010

**PERMISSION FOR DEVELOPMENT**

**Application No:** P/13/040/FUL

**Date Application Registered:** 5th August 2013

**Applicant:** Mr A. Martin  
10 Buckingham Gate  
London  
SW1E 6LA

**Agent:** Mr James Hetherington  
1-2 Lemon Villas  
Lemon Street  
Truro  
Cornwall  
TR1 2NU

**Site and particulars of development:** The Harbourside Hotel, The Quay, Hugh Town, St Mary's, Isles Of Scilly - Amendments to Planning Permission P/12/087 including addition of solar thermal panels, gas bottle enclosure, new pump housing, alteration to window and door openings and alteration to 1st floor staff accommodation from 2 self contained flats to a 5 bedroom shared accommodation.

In pursuance of their powers under the above act, the Council hereby PERMIT the above development to be carried out in accordance with the following Conditions:

**C1 The development hereby permitted shall be begun before the expiration of 3 years from the date of this permission.**

Reason: In accordance with the requirements of Section 91 of the Town and Country Planning Act 1990 (as amended by Section 51 of the Planning and Compulsory Purchase Act 2004).

**C2 The development hereby permitted shall be carried out in complete accordance with the details shown on the approved submitted plans 1033268/24 Rev B, 1033268/25 Rev D, 1033268/23 Rev B, 1033268/15 Rev B, and 1033268/16 Rev B stamped and dated 10<sup>th</sup> September 2013.**

Reason: To define the nature and extent of the development in accordance with Circular 11/95 and for the avoidance of doubt.

**C3 All works involving machinery required in connection with the implementation of this permission shall be restricted to between 0800 to 1800 hours Monday to Saturdays. There shall be no works involving machinery on a Sunday, Bank or Public Holiday.**

Reason: In the interests of protecting the residential amenities of neighbouring properties.

**C4 That the occupation of the accommodation hereby permitted within the Harbourside building on the approved plan and edged in green shall be limited to staff accommodation and specifically restricted to persons solely or mainly employed by the Duchy of Cornwall (including any contractors) or in any business within the Harbourside building, including any resident dependents.**

Reason: To ensure that the development is used as staff accommodation only and to prevent the creation of open market dwellings in accordance with Policy 3 of the Local Plan.

**C5 The solar panels hereby permitted shall correspond to the precise details as submitted with the application and restricted to a bronzed aluminium frame and the Sahara collector. As soon as the solar PV panels hereby approved are no longer required for their intended purpose, they shall be removed from the building and the roof reinstated to its former condition to the satisfaction of the Local Planning Authority.**

Reason: In the interests of the visual amenity of the area, which is designated as an Area of Outstanding Natural Beauty and Conservation Area, and to protect the character and appearance of the listed building, in accordance with Policy 1 of the Local Plan.

#### **Further Information**

##### **Informative(s)**

- 1 The Applicant is reminded to read the letter attached to this decision notice for further information including how to appeal against a decision.
- 2 The Applicant is reminded of the provisions of the Wildlife and Countryside Act 1981 and the E.C. Conservation (Natural Habitats) Regulations Act 1994, the Habitat and Species Regulations 2012 and our Natural and Environment and Rural Communities biodiversity duty. This planning permission does not absolve the applicant from complying with the relevant law protecting species, including obtaining and complying with the terms and conditions of any licences required, as described in part IV B of Circular 06/2005. Care should be taken during the work and if bats are discovered, they should not be handled, work must stop immediately and a bat warden contacted.
- 3 **Statement of Positive Engagement**  
In determining this application the Local Planning Authority considers it has complied with the aims of paragraphs 186 and 187 of the National Planning Framework by providing pre-application advice.

Signed



Chief Planning and Development Officer

**DATE OF ISSUE:** 11th September 2013