

King, Andrew

Subject: FW: Heritage Impact Assessment Pier House

From: Christine Emerson

Sent: 20 July 2016 23:25

To: King, Andrew

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Pier House faces The Mermaid pub. The north west exterior wall is adjacent to the car park and is 10 metres away from the sea wall and the sea. It takes the full force of the impact of the sea. There are considerable damp and water penetration problems on this north west elevation and considerable damp on the other external walls.

The Impact Of The Replacement Windows.

The single paned sash windows have to be repainted every 3 years. The proposal of the replacement double glazed hardwood sash windows will be exactly the same as the single paned windows. Visually they will look exactly the same. Visually they will look exactly the same but their function will be enhanced as a thermal insulation and a sound proofing medium. Paint for the frames will be white as are the existing ones. There is considerable noise pollution from The Mermaid pub and outside.

The windows will be in good order from the outset and being of good quality hardwood will be consistent with a quality heritage building from the outset. The design of the frames will be an exact match. They will be easier to maintain as these will be new and all design features that are present now will be built into the new ones. The present windows are looking very shabby and patching up will not be befitting of a 17th century building with so much character and history.

The Impact Of The Front Door Replacement.

The front door at present is a stable door design opening horizontally in two halves. It is ill fitting allowing for drafts and noise from outside from The Mermaid and the street. This door is a 20th century addition and design. The replacement door will visually look the same with the existing port hole. The door will be without the middle horizontal split. The internal heating efficiency will be improved and the noise penetration from the outside will be reduced.

The door will be painted black as it is at present and it will be in keeping with its harbour side character. Any door furniture will be the same and this new custom build will be easier to maintain and keep its character.

Concluding Remarks.

These updates will take account of all the heritage requirements for the conservation area of St Mary's. Both the windows and the front door are in urgent need of replacement to maintain the heritage value of this house and the conservation of the surrounding area.

Bo Green is well regarded on the island for his skill as a master builder and his ability to work within the

scope of the heritage requirements that apply. Without these updates Pier House will fall into dilapidation and this will have a negative impact on the heritage of this grade 2 listed building and a negative impact on the conservation of the area as a whole.

Yours sincerely

Mrs Christine Emerson