

Andrew King

From: Planning (Isles of Scilly)
Subject: FW: Planning Application P/21/039/FUL

From: Charlie Alden
Sent: 13 December 2021 09:22
To: Planning (Isles of Scilly) <planning@scilly.gov.uk>
Subject: Planning Application P/21/039/FUL

Dear Planning Department,

As we live at Castle Farm Apartment which is attached to the north end of Steve Harding's workshop, we are really worried about some aspects of his proposed planning application P/21/039 as follows:

The drawing CFW 7 shows only a wooden studded partition as the wall between the proposed new building and our apartment, but this surely has to be a proper concrete block wall to provide a proper and legally compliant fire break? Also, is this not a building regulations rule? With Steve Harding actually having been living in the top of the workshop for the last 2 years+, we've been very disturbed at being able to hear all the noises, i.e., radio/TV/guitar playing/coughing and even smell his cigarette smoke in our bedroom, that is behind the existing minimal wooden studded partition. Also, we've heard mice/rats enter our own studded walls, which they've accessed through that end of his workshop, given the minimal existing partition!

Also, we understand from the previous owners of our apartment that there is in fact a door/two doors still in place inside one or both sides of the north end of Steve Harding's workshop that previously enabled access to our apartment and the adjacent store. This is another reason why we insist that a proper concrete block wall be built to ensure there's proper fire and building regulations compliant dividing wall between Mr Harding's building and our apartment and store.

We can't make out from the drawings, so do want to be sure that Steve Harding will be putting all the necessary flashings etc., to protect our apartment tiled roof and store flat roof from any water flow, as he's raising his roof very much higher than ours.

The roof windows in the drawings will result in a complete loss of any privacy for us in our garden area, which runs the full length of the west side of Steve Harding's workshop! At the least, we'd ask that these windows must be in opaque glass, but it still really concerns us that whenever any of his windows are opened, we will have absolutely no privacy in our garden area which will really restrict our enjoyment of our garden, especially in the summer, i.e., sunbathing!

It's very difficult from the limited drawings submitted to understand exactly how the waste pipework is to run from his proposed first floor bathroom? With a lot of damp penetration from the ground through to the west side of our own apartment, we are really concerned to ensure that the proposed new waste pipework will be correctly installed to take all waste away from the proposed building to connect to the mains sewerage over in the road.

The application proposes to demolish the current south front of the workshop. We're concerned to ensure no such works will result in damage to our existing gate post which is set in to the ground directly next to the corner of the south and west walls of Mr Harding's workshop. Also, we assume there'll be controls/requirements implemented for the ground works for the proposed demolition, given Planning notifying me (when applying for just a garage on our own garden area) of the land being part of an ancient site of historical significance?

Kind regards

Charlotte Farrington

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